

RECORDING COVER SHEET (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234

2025-009137
Klamath County, Oregon
10/13/2025 03:32:02 PM
Fee: \$112.00

*This space reserved for use by
Recording Office*

After recording return to: ORS 205.234(1)(c)

Jack P. Stinson
Tillson Law P.C.
39075 Proctor Blvd., Suite C
Sandy, OR, 97055

1. Title(s) of the transaction(s) ORS 205.234(1)(a)

Bargain and Sale Deed

2. Direct party(ies) / grantor(s) Name(s) ORS 205.234(1)(b)

Robert L. Houser and Sharron L. Houser

3. Indirect party(ies) / grantee(s) Name(s) ORS 205.234(1)(b)

Richard Lee Orth and Judy L. Orth
Heath Stalcup

4. True and actual consideration: ORS 205.234(1) Amount in dollars or other **5. Send tax statements to:** ORS 205.234(1)(e)

\$ 0.00

Other:

No Change Requested

6. Satisfaction of lien, order, or warrant:

ORS 205.234(1)(f)

FULL

PARTIAL

7. The amount of the monetary obligation imposed

by the lien, order, or warrant: ORS 205.234(1)(f)

\$

8. Previously recorded document reference: #2003-088557 (Vol. M03 Page 88557)

9. If this instrument is being re-recorded complete the following statement: ORS 205.244(2)

"Rerecorded at the request of Richard Lee Orth (Grantee)

to correct Legal Description, from "Lot 1600" to "Lot 2, Block 1, Roberts River Acres...", now attached as Exhibit A

previously recorded in book M03 and page 88557, or as fee number 2003-088557."

09 DEC 3 11:15

Vol M03 Page 88557

RICHARD & JUDY ORTH & HEATH STALCUP
27492 S. KINZY ROAD
ESTACADA, OR 97
Grantor's Name and Address

SAME AS ABOVE

Grantor's Name and Address

SAME AS ABOVE
After recording, return to (Name, Address, Zip):

SAME AS ABOVE
Until requested otherwise, send all tax statements to (Name, Address, Zip):

SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
 Recorded 12/03/03 11:50 a.m.
 Vol M03 Pg 88557-9
 Linda Smith, County Clerk
 Fee \$ 2.00 # of Pgs 3

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puty.

C03-191

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Robert L. Houser and Sharron L. Houser

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Richard Lee Orth and Judy L. Orth and Heath Stalcup hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 1600, Block 1, Roberts River Acres, as platted in Klamath County Oregon Plat records, in Klamath County, Oregon.

UNOFFICIAL COPY

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0.00. However, the actual consideration consists of or includes other property or value given or promised which is part of the the whole (indicate which) consideration. (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

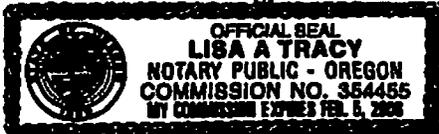
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on 11/13/03; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.830.

Robert L. Houser
 Robert L. Houser by Sharron L. Houser, his
attorney in fact
Sharron L. Houser
 Sharron L. Houser

STATE OF OREGON, County of Deschutes
 This instrument was acknowledged before me on NOV 13 2003
 by ROBERT L. HOUSER by SHARRON L. HOUSER HIS
 This instrument was acknowledged before me on attorney in fact
 by and Sharron L. Houser
 as
 of



Lisa A Tracy
 Notary Public for Oregon
 My commission expires 2-05-08

31.F

VOL: 2001 PAGE: 5812
RECORDED DOCUMENT

STATE OF OREGON
COUNTY OF DESCHUTES



*2001-5812 * Vol-Page

Printed: 02/07/2001 14:59:14

DO NOT REMOVE THIS CERTIFICATE

(This certificate constitutes a part of the original instrument in accordance with ORS 205.180(2). Removal of this certificate may invalidate this certificate and affect the admissibility of the original instrument into evidence in any legal proceeding.)

I hereby certify that the attached instrument was received and duly recorded in Deschutes County records:

DATE AND TIME: Feb. 7, 2001; 2:59 p.m.

RECEIPT NO: 31747

DOCUMENT TYPE: Power of Attorney

FEE PAID: \$31.00

NUMBER OF PAGES: 1

A handwritten signature in cursive script, appearing to read "Mary Sue Penhollow".

MARY SUE PENHOLLOW
DESCHUTES COUNTY CLERK

2001-5812-10

POWER OF ATTORNEY

STATE OF OREGON, } ss.
County of _____

I certify that the within instrument was received for recording on _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of this County.

SPACE RESERVED FOR RECORDERS USE

Witness my hand and seal of County affixed. 88559

NAME TITLE

By _____, Deputy.

After recording, return to (Name, Address, Zip)
SHARON L. HOUSER
PO Box 765
Gilchrist, OR 97737

KNOW ALL BY THESE PRESENTS that I, Robert L. Houser

have made, constituted and appointed, and by these presents do hereby make, constitute and appoint SHARON L. HOUSER

my true and lawful attorney for me and in my name, place and stead, and for my use and benefit: to demand, sue for, recover, collect and receive all such sums of money, debts, rents, dues, accounts, legacies, bequests, interests, dividends, annuities and demands whatsoever, as are now or shall hereafter become due, owing, payable or belonging to me; to have, use and take all lawful ways and means in my name or otherwise for the recovery thereof, and to compromise, settle and adjust and to execute and deliver acquittances or other sufficient discharges for any of the same; to bargain, contract for, purchase, receive and take lands, tenements, hereditaments, and accept the title and possession thereof and all deeds and other assurances in the law therefor, and to lease, let, demise, bargain, sell, remise, release, convey, mortgage and hypothecate lands, tenements and hereditaments, including my right of homestead in any of the same for such price, upon such terms and conditions and with such covenants as my attorney shall think fit; to sell, transfer and deliver all or any shares of stock owned by me in any corporation for any price and receive payment therefor, and to vote any such stock as my proxy; to bargain for, buy, sell, mortgage, hypothecate and in any and every way and manner deal in and with goods, wares and merchandise, choses in action, and other property in possession or in action, and to make, do and transact all and every kind of business of whatsoever nature or kind; for me and in my name and as my act and deed, to sign, seal, execute, acknowledge and deliver all deeds, covenants, indentures, agreements, trust agreements, mortgages, pledges, hypothecations, bills of lading, bills, bonds, notes, evidences of debt, receipts, releases and satisfactions of mortgages, judgments and other debts payable to me and other instruments in writing of whatever kind and nature which my attorney in his/her absolute discretion shall deem to be for my best interests; to have access to any safe deposit box which has been rented in my name, or in the name of myself and any other person or persons; to sell, discount, endorse, deliver and/or deposit all checks, drafts, notes and negotiable instruments payable to my order; to withdraw any moneys deposited in my name with any bank, by check or otherwise, and generally to do any business with any bank or banker on my behalf; to complete, sign, and deliver any tax return or form and pay taxes thereon or collect refunds therefrom; also

GIVING AND GRANTING unto my attorney the full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my attorney shall lawfully do or cause to be done by virtue of these presents.

This power shall take effect (delete inapplicable phrase):

- (a) on the date next written below;
- (b) on the date I am adjudged incompetent by a court of proper jurisdiction.

If neither phrase is deleted, this power shall take effect on the date next written below.

My attorney and all persons unto whom these presents shall come may assume that this power of attorney has not been revoked until given actual notice either of such revocation or of my death.

In construing this instrument, and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, I have hereunto set my hand on Robert L. Houser 10/27/00

STATE OF OREGON, County of Deschutes
This instrument was acknowledged before me on 10/27/00
by Robert L. Houser



Notary Public for Oregon
My commission expires June 21, 2002

Unofficial
Copy



State of Oregon
County of Klamath

hereby certify that instrument #2003-088557,
recorded on 12/3/2003, consisting of 4 page(s),
is a correct copy as it appears on record at the
Klamath County Clerk's office.

Rockelle Long, Klamath County Clerk

Date: May 12th, 2025

A handwritten signature in black ink, appearing to read "Daniel Beard".

Daniel Beard

EXHIBIT A

Lot 2, Block 1, ROBERTS RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Unofficial
Copy