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BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



**2025-010052**  
Klamath County, Oregon  
11/10/2025 09:43:01 AM  
Fee: \$87.00

Myra E Balcom, ET AL

Grantor's Name and Address  
Myra E Balcom, ET AL

Grantee's Name and Address

After recording, return to (Name and Address):

Myra E Balcom  
101850 HWY 97 N  
Chemult, OR 97731

Until requested otherwise, send all tax statements to (Name and Address):

Myra E Balcom  
101850 HWY 97 N  
Chemult, OR 97731

SPACE RESERVED  
FOR  
RECORDER'S USE

**BARGAIN AND SALE DEED**

KNOW ALL BY THESE PRESENTS that Cammy Boschee, Cecil Balcom, Mason Boschee and Myra E Balcom, with rights of survivorship

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Cammy Boschee, Cecil Balcom, Mason Boschee, Myra E Balcom and Angelica Garcia, with rights of survivorship 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 (*legal description of property*):

MAP and TAX LOT 2808-01800-00500

The W 1/2 N.W. 1/4 S.E. 1/4 of section 18 township 28 south, Range 8 East of the Willamette Meridian, Klamath County, Oregon

Also know as: 101850 Hwy 97 N, Chemult OR 97731

(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 \$ change of vesting.

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

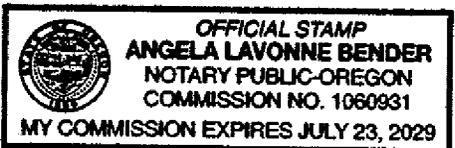
IN WITNESS WHEREOF, grantor has executed this instrument on November 10, 2025; any signature on behalf of a business or other entity is made with the authority of that entity.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

*[Handwritten signatures of Cammy Boschee, Cecil Balcom, Mason Boschee, and Myra E. Balcom]*

STATE OF OREGON, County of Deschutes ss.  
This instrument was acknowledged before me on November 10, 2025  
by Cammy Boschee, Cecil Balcom, Mason Boschee, Myra E Balcom

This instrument was acknowledged before me on \_\_\_\_\_  
by \_\_\_\_\_  
as \_\_\_\_\_  
of \_\_\_\_\_



*[Handwritten signature of Angela Lavonne Bender]*  
Notary Public for Oregon  
My commission expires July 23, 2029

Recorded by AmeriTitle as an accommodation only. No liability is accepted for the condition of title or for the validity, sufficiency, or effect of this document.