

WHEN RECORDED MAIL TO:

J. Anthony Giacomini, PC
706 Main Street
Klamath Falls, OR 97601

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MAIL TAX STATEMENTS TO:

Larry Trippett
Margaret M. Trippett
519 Pacific Terrace
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 11/19/99, at 3:35a.m.
In Vol. M99 Page 46166
Linda Smith,
County Clerk Fee \$ 30⁰⁰

BARGAIN AND SALE DEED

LARRY TRIPPETT and MARGARET M. TRIPPETT, as tenants by the entirety

GRANTOR, conveys to

LARRY TRIPPETT and MARGARET TRIPPETT, Trustees or the Successor Trustees of the
TRIPPETT FAMILY 1999 TRUST

GRANTEE, the following described real property situate in Klamath County, State of Oregon:

Lot 4 in Block 45 of HOT SPRINGS ADDITION TO THE CITY OF
KLAMATH FALLS

SUBJECT TO: An easement created by instrument, including the terms and
provisions thereof, dated April 10, 1963, recorded May 22, 1963 Book: 345 at
Page 404, Between Aldrich (Lot 4) and Getz (Lot 5) for an existing common
driveway easement over the Southeasterly 4½ feet of the Southwesterly 84.3 feet
of said Lot 4.

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 30.930.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.
However, the actual consideration consists of or includes other property or value give or promised which is [part of the] [the whole]
consideration (indicate which). Fund Trust.

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

Dated: Nov. 09, 1999.

Larry Trippett
LARRY TRIPPETT

Margaret M. Trippett
MARGARET M. TRIPPETT

STATE OF OREGON)
County of Klamath) ss

On the 9th day of November, 1999, personally appeared the above named
Larry Trippett and Margaret Trippett
and acknowledged the foregoing instrument to be voluntary act and deed.

(SEAL)



Before me

Karen Chesney
Notary Public for Oregon
My Commission expires: 11-9-99

MAIL TAX STATEMENTS AS DIRECTED ABOVE

LAW OFFICES OF J. Anthony GIACOMINI, 706 Main Street, Klamath Falls, OR 97601; Telephone (541) 884-7728; Telefax (541) 883-1759