

2009-002187

Klamath County, Oregon



00060734200900021870010011

02/17/2009 08:39:02 AM

Fee: \$21.00

BARGAIN AND SALE DEED

Genevieve M. Schroll and Steven M. Schroll, Grantors, convey to Steven Martin Schroll and Genevieve Mae Schroll, Trustees, or successors in trust, of the STEVE AND GENEVIEVE SCHROLL JOINT TRUST dated January 30, 2009, Grantees, the following described real property situated in Klamath County, State of Oregon:

Lot Two (2), Block Seven (7), Jack Pine Village, according to the official plat thereof on file with the County Clerk of Klamath County and Subject to the Building and Use Restrictions appurtenant thereto and on file in Volume M-69, Page 3870 Deed Records.

This property is subject to all easements, liens and encumbrances of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

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. 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.

The true and actual consideration for this transfer is estate planning purposes.

Unless a change is requested, all tax statements shall be sent to above named Grantee at the following address: 957 Fort Jack Pine Drive, Gilchrist, Oregon 97737.

DATED this 30 day of January, 2009.

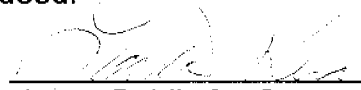

Steven Martin Schroll


Genevieve Mae Schroll

STATE OF OREGON)
) ss.
County of Deschutes)

On this 30 day of January, 2009, personally appeared the above named Steven Martin Schroll and Genevieve Mae Schroll and acknowledged the foregoing instrument to be their voluntary act and deed.




Notary Public for Oregon

RECORD AND RETURN TO:

HEATHERMAN LAW

960 SW Disk Drive, Suite 101
Bend, OR 97702

Bargain and Sale Deed

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