

UTC 13916-9418

SEND ALL TAX STATEMENTS TO:

Mrs. Louise Johnson
PO Box 1198
Chiloquin, OR 97624

2009-004334

Klamath County, Oregon



00063250200900043340010015

03/26/2009 03:14:19 PM

Fee: \$21.00

AFTER RECORDING RETURN TO:

Richard L. King
850 NE 122nd Avenue
Portland, OR 97230

BARGAIN AND SALE DEED - STATUTORY FORM

VERA LOUISE JOHNSON, Grantor, conveys to **VERA LOUISE JOHNSON**, trustee of the **VERA L. JOHNSON REVOCABLE LIVING TRUST**, Grantee, the following real property in Klamath County, Oregon, to-wit:

PARCEL 1: SW¹/₄

The N 1/2 SW 1/4 NW 1/4 and the S 1/2 NW 1/4 SW 1/4 NW 1/4 of Section 27, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH a non-exclusive easement for road purposes for ingress and egress for the use of all adjoining property owners over a 60 foot wide strip of land being 30 feet on each side of the East line of the W 1/2 NW 1/4 of Section 27, Township 34 South, Range 7 East of the Willamette Meridian, as contained in the Easement Agreement recorded October 26, 1978 in Volume M-78 at Page 24073 and Re-recorded July 27, 1979 in Volume M-79 at Page 17960.

ALSO TOGETHER WITH a non-exclusive easement for road purposes for ingress and egress over a 30 foot wide strip of land being the North 30 feet of the N 1/2 SE 1/4 NW 1/4 and the S 1/2 NE 1/4 SW 1/4 NW 1/4 Section 27, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, as contained in the Easement Agreement recorded January 14, 1981 in Volume M-81 at Page 685.

AND ALSO TOGETHER WITH an easement for ingress and egress over the North 100 feet of the East 100 feet of the N 1/2 NW 1/4 NW 1/4 of Section 27, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2:

The W 1/2 S 1/2 S 1/2 S 1/2 W 1/2 NW 1/4 of Section 27, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

also known as: **40967 Copeland Street, Chiloquin, OR 97624**

The true consideration for this conveyance is \$-0-.

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.

DATED this 26 day of March, 2009.

STATE OF OREGON

County of Multnomah

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

Vera Louise Johnson
VERA LOUISE JOHNSON

JOHNSON.



Lisa Weatherby
NOTARY PUBLIC FOR OREGON

My Commission Expires: 11/20/2011

This instrument was acknowledged before me on the 26 day of March, 2009 by **VERA LOUISE**