

2010-011004

Klamath County, Oregon



09/16/2010 08:51:23 AM

Fee: \$37.00

Grantor's Name and Address

Shirley A. Bachman
4880 Driftwood Dr.
Klamath Falls, OR 97603

Grantee's Name and Address

Shirley A. Bachman, Trustee
Shirley Ann Bachman Living Trust
4880 Driftwood Dr.
Klamath Falls, OR 97603

After Recording Return to:

Bradford J. Aspell
Aspell, Della-Rose & Richard
122 S. 5th Street
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to:

Shirley Bachman, Trustee
Shirley Ann Bachman Living Trust
4880 Driftwood Dr.
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

I, Shirley A. Bachman, also known as Shirley Ann Bachman, Grantor, does hereby grant, bargain and convey to Shirley Ann Bachman, Trustee of the Shirley Ann Bachman Living Trust, under instrument dated October 28, 2009, as amended September 7, 2010, all right, title and interest in and to the subject real property situate in Klamath County, Oregon to wit:

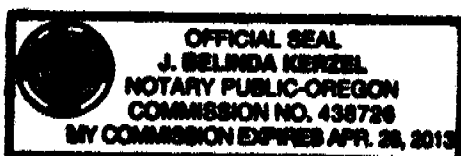
Lot 55, Pleasant Home Tracts Number 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Code: 041 Map: 3909-002AD; TL: 03200 Key: R514045

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 Estate Planning Purposes. 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.

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 10 day of Sept, 2010.



Shirley A. Bachman
Shirley Ann Bachman

STATE OF OREGON, County of County of Klamath)ss:

ACKNOWLEDGED BEFORE ME this 10 day of Sept, 2010, by Shirley Ann Bachman.

J. B. Kerzel
NOTARY PUBLIC FOR OREGON
My Commission Expires: 4.28.13