

2010-012445

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Nathan J. Ratliff
620 Main Street
Klamath Falls OR 97601



00091988201000124450020023

10/21/2010 03:38:12 PM

Fee: \$42.00

GRANTOR'S NAME AND ADDRESS:

Ryan R. Hukill and
Tammy A. Hukill
P. O. Box 710
Eagle Point, OR 97524

GRANTEE'S NAME AND ADDRESS:

Ryan R. Hukill and Tammy A. Hukill,
Trustees of The Hukill Family 2007 Trust,
U.A.D. August 28, 2007
P. O. Box 710
Eagle Point, OR 97524

SEND TAX STATEMENTS TO:

Ryan R. Hukill
P. O. Box 710
Eagle Point, OR 97524

BARGAIN AND SALE DEED

RYAN HUKILL and TAMMY HUKILL, Husband and Wife, hereinafter referred to as grantor, conveys to **RYAN R. HUKILL AND TAMMY A. HUKILL, TRUSTEES OF THE HUKILL FAMILY 2007 TRUST, U.A.D. AUGUST 28, 2007**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Commencing at a point 30 feet North from the Southwest corner of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon; thence North along the West line of the Southwest quarter of the Southwest quarter of Section 7, 343.60 feet to the Southwest corner of the lands deeded to Harvey Womack and wife by deed recorded in Book 89, page 502, Deed Records of Klamath County, Oregon; thence East 165 feet, more or less, to a point 15 feet West of the center line of the Enterprise Irrigation District canals as now located and constructed; thence in a Southerly direction and paralleling the center line of said irrigation canal and following a line at all times 15 feet from the center line of said irrigation canal to a point 30 feet North of the South line of said Section 7; thence West to the point of beginning.

Beginning at a point from which the Southwest corner of Section 7, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, bears due South 373.6 feet distant; thence East 165 feet to the West bank of the Enterprise Irrigation Ditch; thence North 67°45' East 351 feet down a stream along the said irrigation ditch; thence South 54°30' East 184.8 feet; thence North 74°51' East 134 feet; thence North 26°30' East 513 feet; thence due West to the West boundary of said Section 7 and to the center line of the Dallas-California Highway; thence South along the West boundary of said Section 7, 537 feet to the place of beginning.

EXCEPTING THEREFROM those portions conveyed to Joe L. and Rosie Keller in Book M73, page 2851 and Book M76, page 20951, and that portion conveyed to Eternal Hills Memorial Gardens, Inc., in Book M72, page 8672, Microfilm Records of Klamath County, Oregon.

EXCEPTING THEREFROM that portion lying within Highway 39.

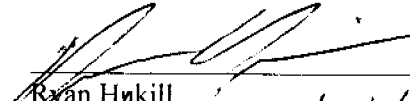
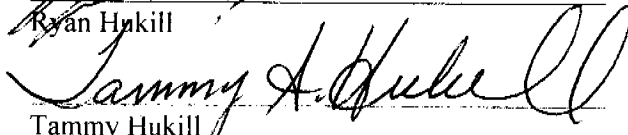
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; **to convey title for estate planning purposes.**

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this ____ day of September, 2010.

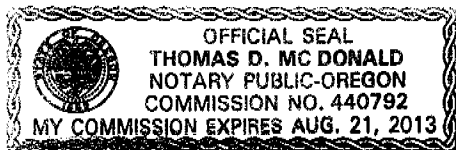
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT 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 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.


Ryan Hukill

Tammy Hukill

STATE OF OREGON; County of Jackson) ss.

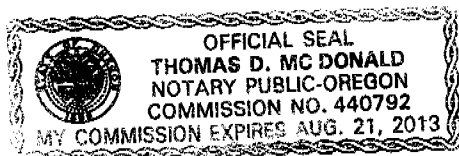
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 13 day of September, 2010, by Ryan Hukill.

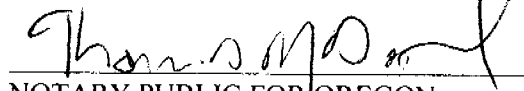



NOTARY PUBLIC FOR OREGON
My Commission expires:

STATE OF OREGON; County of Jackson) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 13 day of September, 2010, by Tammy Hukill.




NOTARY PUBLIC FOR OREGON
My Commission expires: