

2011-005161

Klamath County, Oregon



00100868201100051610020028

04/26/2011 09:45:27 AM

Fee: \$42.00

BARGAIN AND SALE DEED

Recording requested by and when recorded return to:

Robert S. Lovlien
Bryant, Lovlien & Jarvis, P.C.
591 SW Mill View Way
Bend, OR 97702

Unless a change is requested,
all tax statements shall be sent to:

James & Elizabeth Horn, Trustees
1708 Brow Band Ct.
LaPine, OR 97739

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

JAMES D. HORN and ELIZABETH ANN HORN, husband and wife, Grantor,
convey to JAMES D. HORN and ELIZABETH A. HORN, Trustees of the Horn Family
Trust, u/t/a dated 4-21-11, 2011, Grantees, the following described real property:

Lot 4, Block 2, WAGON TRAIL ACREAGES NUMBER TWO, according to the
official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.

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 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

1 – Bargain and Sale Deed 00008924.DOC

BRYANT, LOVLIE & JARVIS, PC
ATTORNEYS AT LAW, ESTABLISHED 1915

591 SW Mill View Way PO Box 880 Bend, Oregon 97709-0880 (541) 382-4331 fax (541) 389-3386 WWW.BJLAWYERS.COM

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.

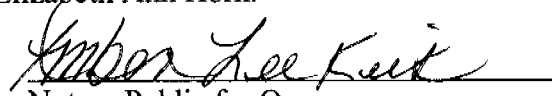
DATED this 21 day of April, 2011.


JAMES D. HORN


ELIZABETH ANN HORN

STATE OF OREGON)
) ss.
COUNTY OF DESCHUTES)

The foregoing instrument was acknowledged before me this 21 day of April, 2011 by James D. Horn and Elizabeth Ann Horn.


Notary Public for Oregon
My Commission Expires: 10/31/11

