

2012-004804

Klamath County, Oregon



00117771201200048040020023

GRANTOR: Richard L. Scherzer and Judith L. Scherzer

05/08/2012 09:58:52 AM

Fee: \$42.00

GRANTEE: Richard L. Scherzer and Judith L. Scherzer, Trustees

UNTIL A CHANGE IS REQUESTED, ALL TAX
STATEMENTS SHOULD BE SENT TO THE
FOLLOWING ADDRESS:

Richard L. Scherzer, Trustee
1864 N.W. Hill Point Drive
Bend, Oregon 97701

AFTER RECORDING RETURN TO:

Richard L. Scherzer, Trustee
1864 N.W. Hill Point Drive
Bend, Oregon 97701

BARGAIN AND SALE DEED

RICHARD L. SCHERZER and JUDITH L. SCHERZER, GRANTOR, conveys to RICHARD L. SCHERZER and JUDITH L. SCHERZER, as Trustees of the Scherzer Family Revocable Trust U/A/D April 6, 2012, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, GRANTEE, the following described real property, situated in Klamath County, Oregon, to wit:

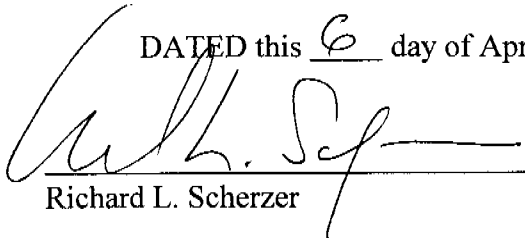
Parcel 3 of Land Partition 38-98, being a partition of Parcel 1 of Land Partition 2-97 which was a partition of Parcel 1 of Land Partition 65-95, being a portion of Lot 5, Block 3, TRACT 1152, NORTH HILLS, located in the S.E. 1/4 N.E. 1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, in the City of Klamath Falls, Klamath County, State of Oregon.

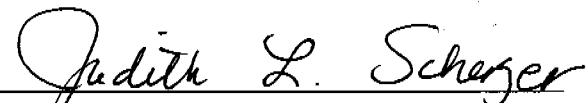
The true consideration for this conveyance is \$0 and is for estate planning purposes.

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.

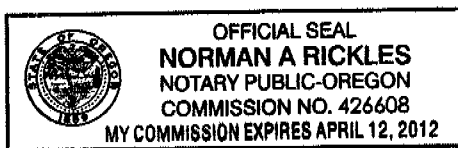
DATED this 6 day of April, 2012.

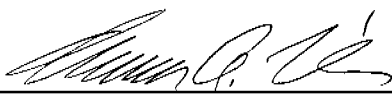

Richard L. Scherzer


Judith L. Scherzer

STATE OF OREGON)
) ss.
County of Multnomah)

This instrument was acknowledged before me this 6th day of April, 2012, by Richard L. Scherzer and Judith L. Scherzer.




Notary Public for Oregon
My commission expires: 4/12/12