

**2012-007238**

**Klamath County, Oregon**



00120614201200072380020026

07/02/2012 09:56:53 AM

Fee: \$42.00

After recording return to:

Melvin D. Ferguson  
Attorney at Law  
514 Walnut Avenue  
Klamath Falls, Oregon 97601

Send tax statements to:

Peggy Skillin  
P. O. Box 610  
Chiloquin, Oregon 97624

### **BARGAIN AND SALE DEED**

Margaret Skillin, Grantor, conveys to Margaret A. "Peggy" Skillin, Trustee of the Peggy Skillin Revocable Living Trust, Grantee, the following described real property:

Lot 30, Block 1, SUNSET EAST in Klamath County, Oregon

Subject to: Conditions and Restrictions, set back line and utility easements as shown on the plat of Sunset East.

Subject to: Conditions and Restrictions imposed by Declaration of Conditions and Restrictions, including the terms and provisions thereof, recorded September 13, 1976, in M-76 at page 14336

commonly known as 7118 Verda Vista Place, Klamath Falls, Oregon.

Map Tax Lot: R-3909-012DC-03300-00  
Property ID R566970

There is no true and actual consideration for this conveyance. It is done for purposes of estate planning.

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

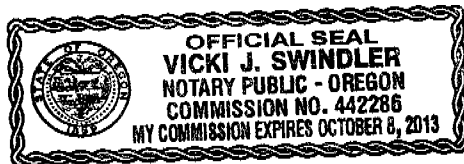
INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 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 7th day of June, 2012.

Margaret A. (Peggy) Skillin  
Margaret A. "Peggy" Skillin

STATE OF OREGON            )  
  ) ss.  
County of Klamath         )

Personally appeared the above-named Margaret A. "Peggy" Skillin and acknowledged the foregoing instrument to be her voluntary act. Before me this 7th day of June, 2012.



Vicki Swindler  
Notary Public for Oregon  
My commission expires: 10-8-13