

2013-000267

Klamath County, Oregon



00129625201300002670030036

01/08/2013 09:28:25 AM

Fee: \$47.00

GRANTORS NAME AND ADDRESS

E. MARTIN KERNS AND
SYDNEY K. GIACOMINI, as Successor
Co-Trustees of the Elaine G.
Kerns 1992 Trust
9350 Hwy 66
Klamath Falls, OR 97601

GRANTEES NAME AND ADDRESS

E. MARTIN KERNS AND
SHIRLEY KERNS as
Husband and Wife
9350 Hwy 66
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO

Neal G. Buchanan
Attorney at Law
435 Oak Avenue
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED

SEND TAX STATEMENTS TO

E. Martin Kerns and
Shirley Kerns
9350 Hwy 66
Klamath Falls, OR 97601

BARGAIN AND SALE DEED - STATUTORY FORM

The true and actual consideration for this conveyance stated in terms of dollars is \$-0-. However, the actual consideration consists of other property or value given or promised which is the whole consideration, being distribution from out of the said Trust pursuant to the provisions thereof.

E. MARTIN KERNS and SYDNEY K. GIACOMINI, SUCCESSOR TRUSTEES
OF THE ELAINE G. KERNS 1992 TRUST, Grantors, convey to E.
MARTIN KERNS AND SHIRLEY KERNS, Husband and Wife, Grantees, the
following described real property situated in Klamath County,
Oregon, to-wit:

SEE LEGAL DESCRIPTION ON EXHIBIT A, ATTACHED HERETO
AND INCORPORATED HEREIN BY REFERENCE AS THOUGH FULLY
SET FORTH HEREIN.

"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 and sections 2 to 7, CHAPTER 8, OREGON LAWS 2010. 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 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS, 2010."

DATED this 19 day of Dec, 2012.

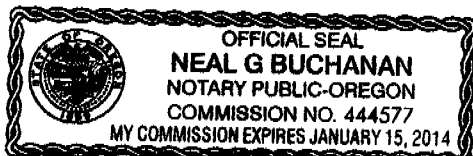
ELAINE G. KERNS 1992 TRUST

By: E. Martin Kerns
E. MARTIN KERNS, Successor
Co-Trustee

By: Sydney K. Giacomini
SYDNEY K. GIACOMINI,
Co-Successor Trustee

STATE OF OREGON, County of Klamath) ss.

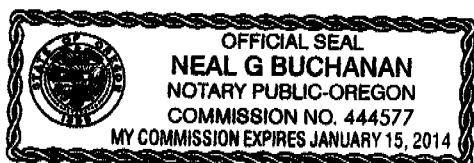
This instrument was acknowledged before me on
December 19, 2012 by E. Martin Kerns, as Successor Co-Trustee
of the Elaine G. Kerns 1992 Trust.



Neal G. Buchanan
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: 1-15-14

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on
December 19, 2012 by Sydney K. Giacomini, as Successor Co-
Trustee of the Elaine G. Kerns 1992 Trust.



Neal G. Buchanan
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: 1-15-14

EXHIBIT A

Township 39 South, Range 8 EWM

**Section 28: W1/2SW1/4NE1/4, SE1/4NW1/4, NE1/4SW1/4
W1/2NW1/4SE1/4**

Tax Account No.: R498456

Map No.: R-3908-02800-00400-000