

2013-012460

Klamath County, Oregon



00144720201300124600020029

11/06/2013 09:00:02 AM

Fee: \$42.00

AFTER RECORDING, RETURN TO:

William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

SEND TAX STATEMENTS TO:

Howard A. Snow, Trustee
295 W Evans Creek Road
Rogue River OR 97537

BARGAIN AND SALE DEED

Howard A. Snow, Grantor, conveys unto Howard A. Snow, as Trustee of the Howard A. Snow Living Trust Agreement, uad March 20, 2000, and his successors in Trust, all that real property situated in Klamath County, Oregon, described as follows:

Lot 9, Block 8, FAIRVIEW ADDITION to the City of
Klamath Falls, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon

Klamath County Assessor's Parcel No. R-3809-029DB-07000-000
Property ID Number R302611

More commonly referred to as: 1519 Sargent Avenue
Klamath Falls OR 97601

The true and actual consideration for this conveyance is 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, 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010."

DATED: October 31, 2013.

Howard A. Snow
Howard A. Snow

STATE OF OREGON, County of Jackson) ss.

This instrument was acknowledged before me this 31 day of October 2013 by Howard A. Snow.

Joe M. Smith
Notary Public for Oregon
My commission expires: 04-22-17

