

AMERITITLE

100194

2014-001723

Klamath County, Oregon

02/28/2014 10:02:20 AM

Fee: \$47.00

RECORDING REQUESTED BY:

Ticor Title Company of Oregon
1555 E. McAndrews, Suite 100
Medford, OR 97504

GRANTOR:

Alice Adra Turner, Trustee of the Alice Adra
Turner 1995 Revocable Trust

GRANTEE:

Becklin Properties, LLC
931 Chevy Way
Medford, OR 97504

SEND TAX STATEMENTS TO:

Becklin Properties, LLC
~~931 Chevy Way~~ 711 Medford Center #183
Medford, OR 97504

AFTER RECORDING RETURN TO:

Becklin Properties, LLC
~~931 Chevy Way~~ 711 Medford Center #183
Medford, OR 97504

Escrow No: 470314033409-TTJA37

Cabin F-7
Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

BARGAIN AND SALE DEED – STATUTORY FORM

(INDIVIDUAL or CORPORATION)

Alice Adra Turner, Trustee of the Alice Adra Turner 1995 Revocable Trust, Grantor, conveys to

Becklin Properties, LLC, Grantee, the following described personal property, situated in the County of
Klamath, State of Oregon,

All improvements located on property of the United States situated thereon pursuant to Special Use
Permit including any and all rights, title, lien, or interest that may be transferable pursuant to said
Special Use Permit, being more particularly identified as follows:

Lot 7, Block F, United States Forest Service, Lake of the Woods Summer Homesites, Klamath County,
Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath
County, Oregon, together with any fixtures and personal property remaining at the home site as of the
date of this document.

The true consideration for this conveyance is \$390,000.00. (See ORS 93.030).

**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.**

470314033409-TTJA37

Deed (Bargain and Sale – Statutory Form)

\$A7

Dated: 2/26/14

The Alice Adra Turner 1995 Revocable Trust

BY: Alice Adra Turner ITTEE
Alice Adra Turner, Trustee

State of OREGON

COUNTY of Klamath

This instrument was acknowledged before me on Feb. 26, 2014

by Alice Adra Turner, Trustee of the Alice Adra Turner 1995 Revocable Trust

Jenny A Brazil Notary Public - State of Oregon
My commission expires: 2/5/2015

