

2014-008101

Klamath County, Oregon



00156911201400081010020027

08/05/2014 08:58:26 AM

Fee: \$47.00

AFTER RECORDING, RETURN TO:
William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

SEND TAX STATEMENTS TO:
Caroline H. Marshall, Trustee
Sharon Lynn Marshall, Trustee
4824 Laverne Avenue
Klamath Falls OR 97603

BARGAIN AND SALE DEED

Caroline H. Marshall, Grantor, conveys unto Caroline H. Marshall and Sharon Lynn Marshall, as Trustees of the Caroline H. Marshall Family Trust Dated July 30, 2014, and their successor in Trust, Grantees, her interest in the real property in Klamath County, Oregon, which is more particularly described as follows:

Lot 43, PERRYS ADDITION TO LLOYDS TRACTS, Klamath
County, State of Oregon.

Klamath County Assessor's Parcel No. R-3909-011CA-03100
and Property ID Number R 552725

More commonly referred to as: 4824 Laverne Avenue
Klamath Falls OR 97603

This deed is made for estate planning purposes and no consideration has been paid heretofore.

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

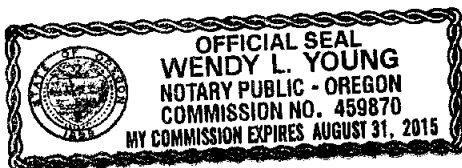
ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 30th day of July 2014.

Caroline H. Marshall
CAROLINE H. MARSHALL

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on July 30, 2014 by Caroline H. Marshall.



Wendy Young
Notary Public for Oregon
My Commission Expires: 8.31.2015