

2014-008700

Klamath County, Oregon

RETURN TO:
Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

MAIL TAX STATEMENTS:
S.C. Schuette, LLC
P.O. Box 7656
Klamath Falls, OR 97601



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08/20/2014 03:45:56 PM

Fee: \$42.00

GRANTORS:

Clyde E. and Susan C. Schuette, Trustees
Clyde and Susan Schuette Trust
P.O. Box 7656
Klamath Falls, OR 97601

GRANTEE:

S.C. Schuette, LLC
P.O. Box 7656
Klamath Falls, OR 97601

BARGAIN AND SALE DEED

Clyde E. Schuette and Susan C. Schuette, Trustees of the Clyde and Susan Schuette Trust Revocable Living Trust Agreement dated January 21, 2009, Grantors, conveys to S.C. Schuette, LLC, an Oregon limited liability company, Grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lots 10 and 11, Block 10 of BUENA VISTA 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.

The true and actual consideration for this transfer is zero dollars (\$0.00).

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 this 14 day of August, 2014.

Clyde E. Schuette
Clyde E. Schuette, Trustee

Susan C. Schuette
Susan C. Schuette, Trustee

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 14 day of AUGUST, 2014, Clyde E. Schuette and Susan C. Schuette as Trustees of the Clyde and Susan Schuette Trust Revocable Living Trust Agreement dated January 21, 2009, and acknowledged the foregoing instrument to be their voluntary act and deed.

Karen A Baker
Notary Public for Oregon
My Commission expires: 9-20-2017

