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12/23/2014 10:12:03 AM

Fee: \$42.00

## Bargain and Sale Deed

KNOW ALL MEN BY THESE PRESENTS, That **JOHN L. SHAMA AS TRUSTEE OF THE BANNER MORTGAGE INC., 401K PROFIT SHARING PLAN**, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey to **JOHN L. SHAMA, TRUSTEE OF THE SHAMA FAMILY TRUST**, hereinafter called Grantee, and unto Grantees' heirs, successors and assigns, all of that certain real property situated in the County of Klamath, State of Oregon, described as follows, to wit:

LOT 1, OF TRACT 1407, HOME DALE TERRACE, according to the Official Plat thereof on File in the Office of the County Clerk of Klamath County, Oregon.

To have and to hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars is \$104,000.00.

"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."

In Witness Whereof, the Grantor has executed this instrument this 17<sup>TH</sup> day of December, 2014.

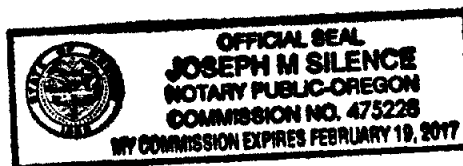
BANNER MORTGAGE INC., 401K PROFIT SHARING PLAN

  
JOHN L. SHAMA, TRUSTEE

STATE OF OREGON, (County of Lane) ss.

This instrument was acknowledged before me on December 17, 2014 by JOHN L. SHAMA AS TRUSTEE OF THE BANNER MORTGAGE INC., 401K PROFIT SHARING PLAN.

  
Notary Public for Oregon



## Grantor's Name and Address:

John L. Shama, Trustee  
90567 Lure Lane  
Leaburg, Oregon 97489

## Grantee's Name and Address:

John L. Shama, Trustee  
90567 Lure Lane  
Leaburg, Oregon 97489

## Send Tax Statements to:

Same as Grantee Above