

2015-002003

Klamath County, Oregon



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03/06/2015 02:18:28 PM

Fee: \$47.00

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

SEND TAX STATEMENTS TO:
William L. Hancock, Trustee
Susan F. Hancock, Trustee
921 Wild Plum Alley
Klamath Falls OR 97601

BARGAIN AND SALE DEED

William L. Hancock, also known as William Lewis Hancock, and Susan F. Hancock, also known as Susan Funke Hancock, husband and wife, Grantors, convey unto William L. Hancock and Susan F. Hancock, as Trustees of the William L. Hancock and Susan F. Hancock Trust, Dated February 27, 2015, and their successors in Trust, Grantees, their interest in the real property in Klamath County, Oregon, which is more particularly described as follows:

Parcel No. 1: Lot 4 in Block 7 of TRACT 1140, LYNNWOOD FIRST 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 Account No. R-3808-025DD-05400 and Key No. R426453, which is more commonly referred to as 921 Wild Plum Alley, Klamath Falls, Oregon 97601

Parcel No. 2: Lot 3 in Block 1, TRACT NO. 1091, LYNNWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Klamath County Assessor's Account No. R-3808-025DD-03900 and Key No. R426248.

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, 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

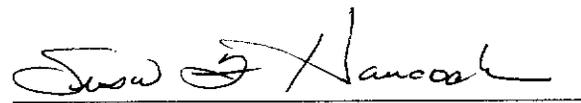
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ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED 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 27 day of February 2015.



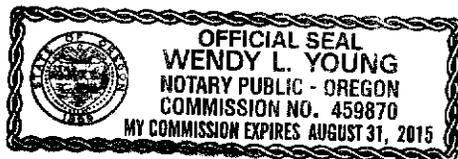
William L. Hancock, aka
William Lewis Hancock

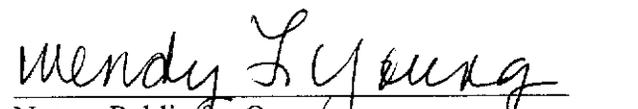


Susan F. Hancock, aka
Susan Funke Hancock

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on February 27 2015 by William L. Hancock, aka William Lewis Hancock, and Susan F. Hancock, aka Susan Funke Hancock, as Trustees of the William L. Hancock and Susan F. Hancock Trust, Dated February 27, 2015.





Notary Public for Oregon
My Commission Expires: 8.31.2015