

2015-011529

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.
620 Main Street
Klamath Falls OR 97601



00177527201500115290020025

10/20/2015 11:35:43 AM

Fee: \$47.00

GRANTOR'S NAME AND ADDRESS:

Janice L. Chrowl, Successor Trustee
Nola M. Chrowl Family Trust
U.A.D. January 15, 2008
1209 Carlson Drive
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

Janice L. Chrowl
1209 Carlson Drive
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

Janice L. Chrowl
1209 Carlson Drive
Klamath Falls, OR 97603

Returned at Counter

BARGAIN AND SALE DEED

JANICE L. CHROWL, Successor Trustee of the NOLA M. CHROWL FAMILY TRUST
U.A.D. January 15, 2008, hereinafter referred to as grantor, conveys to **JANICE L. CHROWL**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 3, Block 2, FIRST ADDITION TO MOYINA, according to the official Plat thereof on file in the Records of Klamath County, Oregon.

SUBJECT TO: Rules, regulations, liens and assessments of South Suburban Sanitary District; Reservations and restrictions in the dedication of First Addition to Moyina; Agreement for lot restrictions to First Addition to Moyina executed by Swan Lake Moulding Co., C. E. McClellan, et al, recorded May 6, 1960, in Deed Volume 321, at page 49, Records of Klamath County, Oregon; Rules, regulations, liens, assessments, contracts, rights of way, easements, and any and all obligations created or imposed upon or affecting said premises by the First Addition to Moyina Improvement District; Any unpaid charges or assessments of the First Addition to Moyina Improvement District.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the full consideration; i.e., distribution of said real property pursuant to the terms and conditions of the Nola M. Chrowl Family Trust, U.A.D. January 15, 2008.

IN WITNESS WHEREOF, the grantor has executed this instrument this 20th day of October, 2015.

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

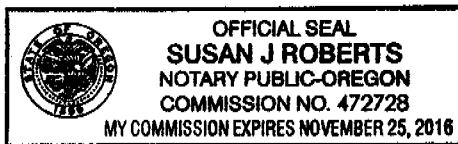
REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, 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 INQUIRY 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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

NOLA M. CHROWL FAMILY TRUST
U.A.D. JANUARY 15, 2008

By: Janice L. Chrowl
Janice L. Chrowl, Successor Trustee

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 20th day of October, 2015, by Janice L. Chrowl as Successor Trustee of the Nola M. Chrowl Family Trust, U.A.D. January 15, 2008.



Susan J Roberts
NOTARY PUBLIC FOR OREGON
My Commission expires: 11/25/2016