

Amerititle  
MTC 1396-11712

After recording, return to:  
Carol V Boring  
520 Best View Drive  
Klamath Falls, OR 97601

2016-006741

Klamath County, Oregon

06/27/2016 12:20:43 PM

Fee: \$42.00

Until a change is requested all tax statements  
Shall be sent to the following address:

Carol V Boring, Trustee  
520 Best View Drive  
Klamath Falls, OR 97601

## BARGAIN AND SALE DEED

BOB BORING, LLC, Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey to CAROL VIRGINIA BORING AND TERI DAWN BORING CLINE, CO-TRUSTEES OF THE CAROL VIRGINIA BORING TRUST DATED JANUARY 2, 2003, hereinafter called Grantee, and unto Grantee's heirs, successors and assigns, all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to wit:

Lot 7, Block 7, Original Town of Merrill, 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 conveyance is \$0.00.

However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

**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 SECTION 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 27 day of June, 2016.

BOB BORING LLC

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

Carol Virginia Boring  
By: Carol Virginia Boring, Co-Trustee of the Carol V. Boring Living Trust dated January 2, 2003

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on June 27, 2016, by Carol Virginia Boring, Co-Trustee, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Lynda West  
Notary Public for Oregon  
Residing at: Klamath Co  
My commission expires: 2-10-17

