

Grantor's Name and Address

Sandra M. Helgerson and Robert L. McCourt
736 Scottsburg West Road
Scottsburg, OR 97473

Grantee's Name and Address

Sandra M. Helgerson and Robert L. McCourt, Trustees of
the ROBERT MCCOURT AND SANDRA HELGERSON
REVOCABLE LIVING TRUST
736 Scottsburg West Road
Scottsburg, OR 97473

After Recording Return to:

Marcus M. Henderson
ASPELL, HENDERSON & ASSOCIATES
122 South 5th Street
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to:

Sandra M. Helgerson and Robert L. McCourt, Trustees of
the ROBERT MCCOURT AND SANDRA HELGERSON
REVOCABLE LIVING TRUST
736 Scottsburg West Road
Scottsburg, OR 97473

2016-009516

Klamath County, Oregon



00192014201600095160010017

09/07/2016 03:37:24 PM

Fee: \$42.00

BARGAIN AND SALE DEED

We, Sandra M. Helgerson and Robert L. McCourt, do hereby grant, bargain and convey all right, title and interest to Sandra M. Helgerson and Robert L. McCourt, Trustees of the Robert McCourt and Sandra Helgerson Revocable Living Trust under instrument dated August 23, 2016, the following described real property situate in Klamath County, Oregon, to wit:

BEGINNING at the East one quarter section corner of Section 13, Township 22 South, Range 10 West, W.M.; thence South 879.0 feet along section line; thence South 64°35' West 178.0 feet; thence South 81°35' West 542.9 feet; thence South 77°38' West 337.8 feet; thence South 85°15' West 303.60 feet; thence South 77°40' West 267.2 feet; thence South 86°06' West 143.6 feet; thence North 89°00' West 100.0 feet; thence North 14°00' West 37.1 feet; thence South 82°36' West 120.2 feet; thence South 67°35' West 358.0 feet; thence South 57°45' West 43.3 feet to the true point of beginning; thence South 57°45' West 100.0 feet; thence South 17°59'40" East 235.61 feet, along the Easterly boundary of that certain parcel described in Deed recorded in Book 548, Page 112, records of Douglas County, Oregon, Recorder's No. 74-7810, to a point on the North bank of the Umpqua River; thence following said North bank of the Umpqua River North 62°22' East 100.0 feet; thence North 18°23' West 243.5 feet to the true point of beginning, all located in Douglas County, Oregon. **EXCEPTING THEREFROM** that portion lying within county Road No. 240.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ estate planning . 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 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.

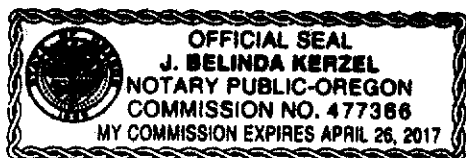
DATED this 23 day of Aug, 2016.

Sandra M. Helgerson
Sandra M. Helgerson

Robert L. McCourt
Robert L. McCourt

STATE OF Oregon)
)ss:
County of Klamath)

ACKNOWLEDGED BEFORE ME this 23 day of August, 2016, by Sandra M. Helgerson and Robert L. McCourt.



J. B. Kerzel
NOTARY PUBLIC FOR OREGON
My Commission Expires: 4-26-17