

2016-010749

Klamath County, Oregon



00193484201600107490020027

10/11/2016 11:26:22 AM

Fee: \$47.00

Grantor's name and address:

Norman Renner
3526 Cherry Lane
Medford, Oregon 97504

Send Tax Statements to:

Undivided #1:

Norman Renner
3526 Cherry Lane
Medford, Oregon 97504

Undivided #2:

Carrie Linnemeyer
780 NE 12th Street
Grants Pass OR 97526

Undivided #3:

Marnie Gilbert
33293 Neacoxie Ln
Warrenton, Oregon 97146

After recording return to person recording
or Richard Fairclo
409 Pine Street, Suite 209
Klamath Falls, Oregon, 97601

Returned at Counter

**BARGAIN AND SALE DEED
Conveyance of Real Property**

I, Norman Renner, convey, grant, bargain and sell to the following three persons:
1.) myself, Norman Renner, individually; 2.) Carrie Linnemeyer individually;
and 3.) Marnie Gilbert individually, each as to an undivided one third (1/3)
interest, Grantees as Tenants in Common the following described real property
located in Klamath County, Oregon, free of liens and encumbrances, except as
specifically set forth herein:

(3407-018CC-00101-000)

**Parcel 1 of Partition No. 57-94 filed January 9, 1995 in the office of
the County Clerk of Klamath County, Oregon and being located in the
SW1/4 of the SW1/4 of Section 18, Township 34 South, Range 7 East of
the Willamette Meridian, Klamath County, Oregon.**

SUBJECT TO reservations and restrictions of record, easements and rights of way of record and
those apparent on the land, contracts and/or liens for irrigation and/or drainage. The true and
actual consideration for this conveyance is \$1.00 and other valuable consideration, including as
distribution to the residual beneficiaries according to the estate planning of Warren and Yolanda
Renner.

It is recited that Grantor, prior to this conveyance, may have owned less than
100% interest in said real property. This deed conveys all of Grantor's present
interest in said real property unto said three Grantees as Tenants in Common,
and also conveys interests in such real property that Grantor may receive in the
future, if any, including any interest the Grantor may receive in his capacity as
probate fiduciary for Warren and Yolanda Renner, deceased or in Grantor's
capacity as Trustee of the Renner Family Revocable Trust UDA May 23, 2008.

Consideration: By reason of the deaths of Warren Renner and Yolanda Renner,
the real property has vested in Grantees, as residual beneficiaries of the above
estate planning of Warren Renner and Yolanda Renner. Consideration for this

transfer is \$1.00 and as distributions according to said estate planning and for Records of Klamath County to reflect vesting of real property in the names of Grantees named herein.

Statutory Provision:

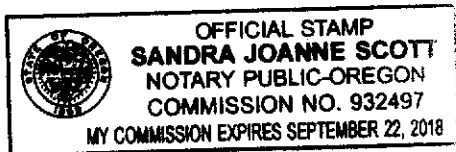
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

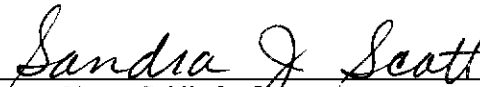
Dated this 26 day of SEPT 2016.


Norman Renner

STATE OF OREGON County of Jackson] ss.

The foregoing instrument was acknowledged before me this 26 day of September 2016 by Norman Renner.




Notary Public for Oregon
My Commission expires: 9-22-2018