

2016-011088

Klamath County, Oregon



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10/18/2016 02:29:52 PM

Fee: \$47.00

BARGAIN AND SALE DEED

Shirley Ann Dickson, Trustee of the Lois
Elaine Hicks, aka Lois Elaine Crumbaugh
Revocable Living Trust, Dated August 5, 2013
2710 E. 56th Place
Tulsa, OK 74105-7301
Grantor

Buhel Forrester Hicks, Jr.
12012 Hunter Loop, SW
Rochester, WA 98579
Grantee

After recording return and send tax statements to:
Grantee

KNOW ALL MEN BY THESE PRESENTS, that SHIRLEY ANN DICKSON, Trustee of the Lois E. Hicks, aka Lois E. Crumbaugh, Revocable Living Trust, dated August 5, 2003, hereinafter called Grantor for the consideration hereinafter stated, does hereby grant, bargain sell and convey to Buhel Forrester Hicks, Jr., hereinafter called grantee, and unto grantees' heirs, successors and assigns all of their interest in that certain real property with the tenements, hereditments and appurtenances thereunto belonging or in any way appertaining to the following described real property herein in Klamath County, Oregon, to-wit:

Block 13, Lot 2 E ½ w ½, KLAMATH FALLS FOREST ESTATES, SYCAN UNIT, Also described as Block 13, Lot 2B, KLAMATH FALLS FOREST ESTATES, SYCAN UNIT.

R-3313-03400-04500-000

To Have and to Hold the same unto the said grantee and grantee's heirs, successor and assigns forever.
The true consideration for this conveyance is other than money.

Dated this 14 day of October, 2016.

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.

Shirley Ann Dickson
Shirley Ann Dickson, Trustee

STATE OF OKLAHOMA)
) ss.
County of Tulsa)

This instrument was acknowledged before me on this 14 day of October, 2016 by Shirley Ann Dickson, Trustee.



Before me: P. Behners
NOTARY PUBLIC FOR OKLAHOMA
My Commission Expires 9/12/19

Unofficial Copy