

After recording return to:
Frank P. Souza and Claudia R. Souza
2008 Lasso Ct
LaPine, OR 97739

2016-013393
Klamath County, Oregon
12/16/2016 09:14:00 AM
Fee: \$47.00

Until a change is requested all tax statements
shall be sent to the following address:
Frank P. Souza and Claudia R. Souza

File No. 140290AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

Frank P. Souza and Claudia R. Souza, Trustees of the Souza Family Revocable Living Trust dated August 22, 2008,

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Frank P. Souza and Claudia R. Souza, as Tenants by the Entirety,

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 12 in Block 1 of Wagon Trail Acreages, Number 1, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

R-2309-001A0-02700-000R127721

The true and actual consideration paid for this transfer, stated in terms of dollars, is to change vesting . However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

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.

Return To:  **AmeriTitle**

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.

In Witness Whereof, the grantor has executed this instrument this 12 day of December, 2016; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

The Souza Family Revocable Living Trust dated August 22, 2008

Frank P. Souza
Frank P. Souza, Trustee

Claudia R. Souza
Claudia R. Souza, Trustee

State of Oregon } ss.
County of Deschutes }

On this 12 day of December, 2016, before me, Melody R. Zweigart, a Notary Public in and for said state, personally appeared Frank P Souza and Claudia R Souza known or identified to me to be the person's whose name is subscribed to the foregoing instrument as trustees of the Souza Family Revocable Living Trust dated August 22, 2008, and acknowledged to me that they executed the same as Trustee.

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

Melody R. Zweigart
Notary Public for the State of Oregon
Residing at: Bend, OR 97707
Commission Expires: Sept. 18, 2020

