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01/27/2017 08:30:19 AM

Fee: \$47.00

WARRANTY DEED - STATUTORY FORMAFTER RECORDING RETURN TO:

Douglas A. Nelson
Luvaas Cobb
777 High Street, Suite 300
P. O. Box 10747
Eugene, OR 97440-2747

UNTIL A CHANGE IS REQUESTEDMAIL ALL TAX STATEMENTS TO:

Larry L. Bangs and Paula B. Bangs, Trustees
26036 Bangs Road
Junction City, OR 97448

Tax Account No. R165136

PARTIES:

Grantor: Larry L. Bangs and Paula B. Bangs

Grantee: Larry L. Bangs and Paula B. Bangs, Trustees, or successor Trustees, of the
Larry L. Bangs and Paula B. Bangs Revocable Trust

CONSIDERATION: This deed is made for no consideration to change vesting only to the Trustees, and the Trustees' successors and assigns forever. The liability and obligations of Grantor and Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the amount, nature and terms of any right or indemnification available to Grantor under any title insurance policy, and Grantor shall have no liability or obligation except to the extent that reimbursement for such liability or obligation is available to Grantor under any such title insurance policy.

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Larry L. Bangs and Paula B. Bangs, Grantor, conveys and warrants to Larry L. Bangs and Paula B. Bangs, Trustees, or successor Trustees, of the Larry L. Bangs and Paula B. Bangs Revocable Trust, Grantee, the following described real property in Klamath County, Oregon, free of all rights, agreements, easements and encumbrances except those specifically set forth of record:

Lot 21, Block 4 of TRACT NO. 1069, according to the official plat thereof on file
in the office of the County Clerk of Klamath County, Oregon

Except the following encumbrances:
Covenants, Conditions, Restrictions and Easements of Record.

WARRANTY DEED - STATUTORY FORM

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, AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATE: January 23, 2017

GRANTOR:

Larry L. Bangs
LARRY L. BANGS

Paula B. Bangs
PAULA B. BANGS

STATE OF OREGON)
) ss.
County of Lane)

The foregoing instrument was acknowledged before me on January 23, 2017, by
Larry L. Bangs and Paula B. Bangs.



Tracy J. Thomas
Notary Public for Oregon

WARRANTY DEED - STATUTORY FORM