

2017-008191

Klamath County, Oregon



00207255201700081910010013

07/21/2017 03:26:42 PM

Fee: \$42.00

Grantor's Name and Address

Darlene O. Shults, *fka* Darlene O. Rockhoholt
7285 Old Midland Rd
Klamath Falls OR 97603

Grantee's Name and Address

Darlene O. Shults, Trustee of the Darlene O.
Shults Living Trust
7285 Old Midland Rd
Klamath Falls OR 97603

After Recording Return to:

Darlene O. Shults, Trustee of the Darlene O.
Shults Living Trust
7285 Old Midland Rd
Klamath Falls OR 97603

Until requested otherwise, send all tax statements to:

Darlene O. Shults, Trustee of the Darlene O.
Shults Living Trust
7285 Old Midland Rd
Klamath Falls OR 97603

Ret

BARGAIN AND SALE DEED

I, Darlene O. Shults *fka* Darlene O. Rockholt, do hereby grant, bargain and convey all right, title and interest to Darlene O. Shults, Trustee of the Darlene O. Shults Living Trust, *uid February 8* 2017, the following described real property situate in Klamath County, Oregon, to wit:

A parcel of land situated in the Southeast quarter of Section 36, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows: Starting at the Southeast corner of Section 36, Township 39 South, Range 9 East of the Willamette Meridian thence North 0°14' East 33.5 feet; thence North 89°52' West 410.5 feet to the true point of beginning; thence continuing North 89°52' West 146.0 feet; thence North 0°14' East 575.56 feet; thence South 89°57' East 146.0 feet; thence South 0°14' West 575.8 feet to the true point of beginning.

SUBJECT TO: All liens, encumbrances, easements, or rights of way, whether recorded or those apparent on the land.

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.

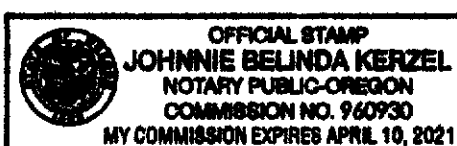
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 8th day of May, 2017.

Darlene O. Shults
Darlene O. Shults, *fka* Darlene O. Rockholt

STATE OF OREGON, County of Klamath)ss:

ACKNOWLEDGED BEFORE ME this 8th day of May, 2017, by Darlene O. Shults, *fka* Darlene O. Rockholt.



J. B. Kerzel
NOTARY PUBLIC FOR OREGON
My Commission Expires: 4-10-21

Aspell, Henderson, & Associates

Returned at Counter