

2017-008707

Klamath County, Oregon



00207888201700087070030035

08/03/2017 09:00:40 AM

Fee: \$52.00

After Recording Return To:

James R. Dole  
1246 N.E. Seventh Street, Suite B  
Grants Pass, OR 97526

Until a change is requested, all tax statements  
shall be mailed to the following address:

Lisa A. Waterman  
4425 Leonard Road  
Grants Pass, OR 97527

Consideration: None

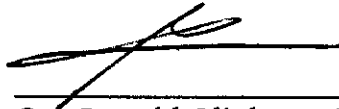
**BARGAIN AND SALE DEED - STATUTORY FORM**

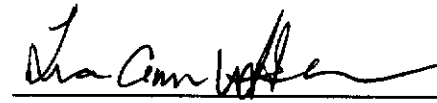
Guy Donald Oliphant and Lisa Ann Waterman, Successor Co-Trustees of the Donald G. Oliphant Family Trust u/t/d April 27, 1990, Grantor, conveys to GALOW, LLC, Grantee, all of the Grantor's right, title and interest in the real property situated in Klamath County, Oregon, described on the attached Exhibit A.

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.

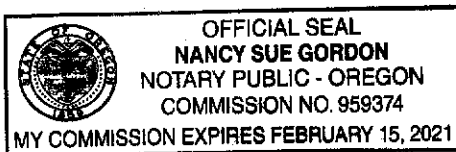
DATED this 22 day of July, 2017.

 TTEE  
Guy Donald Oliphant, Successor Trustee  
Donald G. Oliphant Family Trust  
u/t/d April 27, 1990

 TTEC  
Lisa Ann Waterman, Successor Trustee  
Donald G. Oliphant Family Trust  
u/t/d April 27, 1990

STATE OF OREGON     )  
                                      ) ss.  
County of Josephine     )

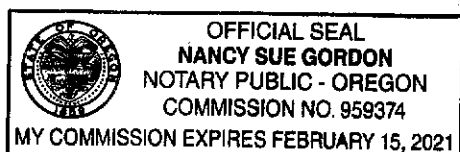
The foregoing instrument was acknowledged before me on July 21, 2017, by Guy Donald Oliphant, Successor Trustee Donald G. Oliphant Family Trust u/t/d April 27, 1990.

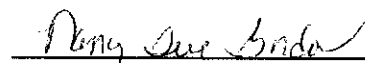


  
Notary Public for Oregon

STATE OF OREGON     )  
                                      ) ss.  
County of Josephine     )

The foregoing instrument was acknowledged before me on July 27, 2017, by Lisa Ann Waterman, Successor Trustee Donald G. Oliphant Family Trust u/t/d April 27, 1990.



  
Notary Public for Oregon

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

The West 1/2 of Section 24, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM the South 1/2 of the Southwest 1/4 of the Northwest 1/4 and that portion of N1/2 of the NW1/4 SW1/4 lying Northerly of the North line of the County Road.

ALSO EXCEPTING THEREFROM the South 1400 feet of the East 900 feet of the NW1/4 all in Section 24, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

ALSO EXCEPTING THEREFROM any portion lying within the boundaries of county roads.

R-3511-02400-00600

The North 704 feet of the South 1936 feet of the SE1/4 of Section 30, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM the Westerly 1402.50 feet thereof.

R-3512-03000-00500

The Easterly 247.13 feet of the South 528 feet of the E1/2 E1/2 of the SW1/4 and the Westerly 412.50 feet of the South 528 feet of the SW1/4 SE1/4 of Section 30, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

R-3512-03000-01000

The Northerly 704 feet of the Southerly 1220.21 feet of the SE1/4 of Section 30, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM the Easterly 165 feet thereof.

R-3512-03000-01100

The Southerly 528 feet of the SE1/4 of Section 30, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM the Westerly 412.50 feet of the Southerly 528 feet of the SW1/4 SE1/4 and the Easterly 825 feet of the Southerly 528 feet of the SE1/4 SE1/4, Section 30, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

R-3512-03000-01200