

2017-010219

Klamath County, Oregon

09/11/2017 09:29:00 AM

Fee: \$47.00

After Recording Return To:

Merrill O'Sullivan, LLP
c/o Ryan P. Correa
805 SW Industrial Way, Suite 5
Bend, Oregon 97702

Until a change is requested, send tax statements to:

Gordon and Katherine Richardson, Trustee(s)
PO Box 1770
La Pine OR 97739

STATUTORY BARGAIN AND SALE DEED

Gordon C. Richardson and Katherine P. Richardson, husband and wife, hereby convey to Gordon Carmen Richardson and Katherine Phebe Richardson, or their successors, as Trustees of the Gordon and Katherine Richardson Joint Trust dated September 6, 2017, as may be amended, Grantee, the following-described real property in Klamath County:

Lot Fourteen (14), Block Six (6), Jack Pine Village, according to the official plat thereof on file with the County Clerk of Klamath County and subject to the Building and Use Restrictions appurtenant thereto, excepting zoning ordinances, building and use restrictions, reservations in federal patents, and easements of record.

(Commonly known as 146842 Junos, Gilchrist, OR)

The above-described property is free of encumbrances except: (a) all covenants, conditions, restrictions, reservations, easements and any other items of record and those apparent upon the land, if any, as of the date of this deed; and (b) liens for taxes not yet due as of the date of this deed.

The consideration for this transfer is other value given or promised.
This deed is given for estate planning purposes.

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

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MERRILL O'SULLIVAN, LLP

805 SW INDUSTRIAL WAY, SUITE 5
BEND, OREGON 97702
541-389-1770

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.

By execution of this instrument, Grantors certify that they are not "foreign persons" as that term is defined in the Internal Revenue Code, Section 1445.

Gordon C. Richardson
Gordon C. Richardson

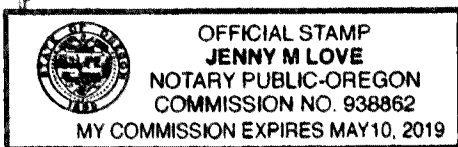
Dated: Sept-6-, 2017

Katherine P. Richardson
Katherine P. Richardson

Dated: 6th Sept., 2017

STATE OF OREGON)
) ss.
County of Deschutes)

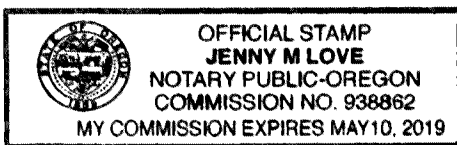
This Statutory Bargain and Sale Deed was acknowledged before me on this 6 day of Sept., 2017, by Gordon C. Richardson.



Jenny Love
Notary Public for Oregon

STATE OF OREGON)
) ss.
County of Deschutes)

This Statutory Bargain and Sale Deed was acknowledged before me on this 6 day of Sept., 2017, by Katherine P. Richardson.



Jenny Love
Notary Public for Oregon