



00212492201700124530020021

10/30/2017 09:25:38 AM

Fee: \$47.00

After Recording Return To:

David E. Petersen  
Merrill O'Sullivan, LLP  
805 SW Industrial Way, Suite 5  
Bend, Oregon 97702

Until a change is requested, send tax statements to:

Henzel Properties, LLC,  
an Oregon limited liability company  
10020 Washburn Way  
Klamath Falls, Oregon 97603

**STATUTORY BARGAIN AND SALE DEED**

Sam A. Henzel and Thurston K. Henzel, Grantors, convey to, Henzel Properties, LLC, an Oregon limited liability company, Grantee, the following-described real property:

Parcel 1: The E ½ SE ¼ of Section 29, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 2: The SW ¼ of Section 28, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

**TOGETHER WITH**

A perpetual non-exclusive easement for roadway purposes being 22 feet wide along the West boundary of the E ½ of Section 28, Township 40 South, Range 9 East of the Willamette Meridian, extending from Lower Klamath Lake Road to a point 22 feet South of the South line of the N ½ of said Section 28.

Tax Account Nos. 4009-4200 and 4009-2800-1800

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed.

The consideration for this transfer is other value given or promised.

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

MERRILL O'SULLIVAN, LLP

ATTORNEYS AT LAW  
805 SW INDUSTRIAL WAY, SUITE 5  
BEND, OR 97702

**Deed**

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and Thurston.docx

**Page 1**

Brothers, LLC\Deed - from Sam

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.

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.

Sam A Henzel  
Sam A. Henzel

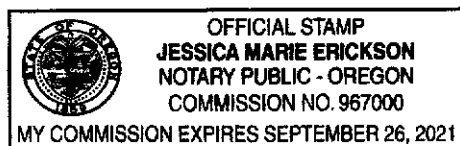
Date: Oct 18, 2017

Thurston K. Henze  
Thurston K. Henze

Date: 3-13-2017

STATE OF OREGON       )  
                                      ) ss.  
County of Klamath       )

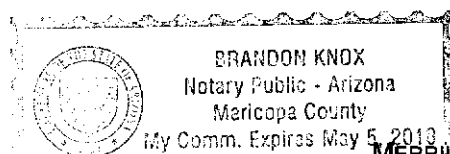
The foregoing instrument was acknowledged before me this 18<sup>th</sup> day of October, 2017, by Sam A. Henzel.



Jessica Marie Erickson  
Notary Public for Oregon

STATE OF ARIZONA       )  
                                      ) ss.  
County of Maricopa       )

The foregoing instrument was acknowledged before me this 13 day of March, 2017, by Thurston K. Henzel.



Brandon Knox  
Notary Public for Arizona

Deed

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and Thurston.docx

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Page 2

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