

After recording return to:

James J. Gallagher, Trustee  
Cynthia A. Gallagher, Trustee  
Post Office Box 359  
Chiloquin, OR 97624

2018-003861  
Klamath County, Oregon



00219883201800038610010010

03/30/2018 12:36:58 PM

Fee: \$42.00

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

James J. Gallagher, Trustee  
Cynthia A. Gallagher, Trustee  
Post Office Box 359  
Chiloquin, OR 97624

### PROPERTY LINE ADJUSTMENT DEED

The true consideration for this conveyance is to complete a Property Line Adjustment, as per Klamath County File No.: "Property Line Adjustment 5-17".

James J. Gallagher and Cynthia A. Gallagher, as Trustees of the Gallagher Family Trust, uad December 30, 2013, and their successors in Trust, Grantors, conveys to James J. Gallagher and Cynthia A. Gallagher, as Trustees of the Gallagher Family Trust, uad December 30, 2013, and their successors in Trust, Grantees, the following real property situated in Klamath County, Oregon, to-wit:

ALL THAT PORTION OF GOVERNMENT LOTS 2, 3, 4, 5 AND 8 OF SECTION 19, T35S, R7EWM, KLAMATH COUNTY, OREGON, LYING NORTHERLY OF SOUTH CHILOQUIN ROAD AND EASTERLY OF MODOC POINT ROAD;

EXCEPTING THEREFROM, ANY PART LYING WITHIN THE RIGHT OF WAYS OF SOUTH CHILOQUIN ROAD AND MODOC POINT ROAD.

FURTHER EXCEPTING THE FOLLOWING;

A TRACT OF LAND BEING A PORTION OF GOVERNMENT LOTS 5 AND 8 OF SECTION 19, T35S, R7EWM, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, FROM WHICH THE NORTH 1/4 CORNER OF SAID SECTION 19 BEARS N26°25'21"W 1169.87 FEET; THENCE S05°20'56"E 456.73 FEET TO THE CENTERLINE OF SOUTH CHILOQUIN ROAD; THENCE, ALONG THE SAID CENTERLINE THE FOLLOWING COURSES, S50°23'02"W 131.85 FEET, ON THE ARC OF A CURVE TO THE RIGHT (RADIUS EQUALS 199.83 FEET AND CENTRAL ANGLE EQUALS 67°30'00") 235.42 FEET AND ON THE ARC OF A CURVE TO THE RIGHT (RADIUS EQUALS 449.38 FEET AND CENTRAL ANGLE EQUALS 45°10'09") 354.27 FEET TO A POINT ON THE CENTERLINE OF MODOC POINT ROAD; THENCE, ALONG THE SAID CENTERLINE THE FOLLOWING COURSES, ON THE ARC OF A CURVE TO THE RIGHT (RADIUS POINT BEARS N74°19'37"E 1909.86 FEET AND CENTRAL ANGLE EQUALS 02°25'46") 80.99 FEET AND N13°14'51"W 144.63 FEET; THENCE, LEAVING SAID CENTERLINE, N82°09'50"E 558.13 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM, ANY PART LYING WITHIN THE RIGHT OF WAYS OF SOUTH CHILOQUIN ROAD AND MODOC POINT ROAD.

THIS PARCEL CONTAINS 37.49 ACRES, MORE OR LESS.

BEFORE SINGING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHT, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 242, 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 SINGING 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 LAWFULL 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 27 day of March, 2018.

James J. Gallagher, Trustee

Cynthia A. Gallagher, Trustee

STATE OF OREGON

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COUNTY OF KLAMATH

This instrument was acknowledged before me on 3/27/2018

By: James J. Gallagher and Cynthia A. Gallagher, as Trustees of the Gallagher Family Trust, uad December 30, 2013.



Notary Public for the State of Oregon

My commission expires: June 16, 2020