

2018-006415

Klamath County, Oregon

BLS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODU



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05/25/2018 11:14:29 AM

Fee: \$52.00

Freitag REVOCABLE Living Trust

Grantor's Name and Address

 RICHARD GARRY Freitag
 28594 Hwy 701
 BONANZA OR 97623

Grantee's Name and Address

After recording, return to (Name and Address):

Same as Above

Until requested otherwise, send all tax statements to (Name and Address):

Same as Above

 SPACE RESERVED
 FOR
 RECORDER'S USE

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Garry M Freitag and Beetrude M Freitag
As trustees of the Freitag Revocable Living Trust
 hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Richard
Garry Freitag and Tina Louise Teeter, as tenants in common
 hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows (legal description of property):

See Attache exhibit A & B

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ According to trust. ① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. ① (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on May 25, 2018; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

Richard Garry Freitag trustee

STATE OF OREGON, County of _____) ss.

This instrument was acknowledged before me on _____, by _____

 This instrument was acknowledged before me on May 25, 2018,
 by Richard Garry Freitag
 as Trustee
 of The Freitag Revocable Living Trust

 OFFICIAL STAMP
 TWILA JEAN PELLEGRINO
 NOTARY PUBLIC- OREGON
 COMMISSION NO. 934477
 MY COMMISSION EXPIRES DECEMBER 03, 2018

 Twila Jean Pellegrino
 Notary Public for Oregon
 My commission expires 12-7-2018

Exhibit A

Property ID R608505, Tax Lot Number R-3911-00500-00300-000. The SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and the W $\frac{1}{2}$ of the SW $\frac{1}{4}$ of Section 5, Township 39, Range 11. Acres 113.16.

Property ID R603591, Tax Lot Number R-3911-00500-00900-000. The NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the South $\frac{1}{2}$ of the South $\frac{1}{2}$ of Section 5, Township 39, Range 11. Acres 5.00.

Property ID R770240, Tax Lot Number R-3911-00500-00900-000. The NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the S $\frac{1}{2}$ of the S $\frac{1}{2}$ of Section 5, Township 39, Range 11. Acres 107.89.

Property ID R603662, Tax Lot Number R-3911-00600-01000-000. The SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 5, Township 39, Range 11. Acres 5.00.

Property ID R893057, Tax Lot Number R-3911-00600-01000-000. The SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 6, Township 39, Range 11. Acres 35.00.

EXHIBIT B

The following described real property in Klamath County, Oregon:

In Township 38 South, Range 11 East of the Willamette Meridian:

Section 31: Lots 3, 4 and the E1/2 of the SW1/4; Except those portions of Lots 3 and 4 described in Deed Volume 232 at page 340, in Deed Volume 151 at page 480, and in Deed Volume 107 at page 288; said property also being described as all that portion of the SW1/4 of Section 34 lying Northeasterly of the Dairy-Bonanza Highway and Easterly of the Buck Creek Channel.