

2018-013585

Klamath County, Oregon



00231599201800135850020020

11/07/2018 12:20:41 PM

Fee: \$87.00

Send all tax statement to:  
Robert Ray Henderson, Trustee  
Robert Ray Henderson Trust  
2750 SW Coho Street, Apt. B  
Newport, OR 97365

After recording return to:  
Waarvick & Waarvick  
P.O. Box 1144  
Newport, OR 97365

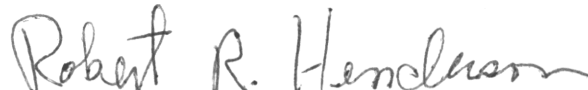
### STATUTORY BARGAIN AND SALE DEED

Robert R. Henderson, Grantor, conveys to Robert Ray Henderson, Trustee of the Robert Ray Henderson Trust dated October 25, 2018, Grantee, or his successor trustee, Grantor's undivided one-half interest in the real property in Klamath County, Oregon described on attached Exhibit "A".

The true consideration for this conveyance is \$0.

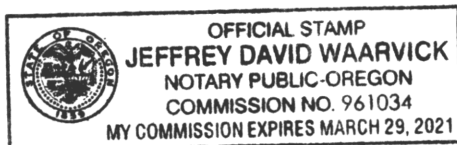
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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: October 25, 2018.

  
Robert R. Henderson

STATE OF OREGON            )  
  ) ss.  
County of Lincoln         )

This instrument was acknowledged before me on October 25, 2018, by Robert R. Henderson.



  
NOTARY PUBLIC FOR OREGON

### Exhibit "A"

The real property in Klamath County, Oregon as described in that deed recorded August 5, 1987, in Volume M87, page 13998, in the official records of Klamath County, Oregon, as follows:

A parcel of land in portions of Lot 6 and 7, Block 40, as shown and recorded on the Supplementary Plat of Linkville, Klamath Falls, Oregon, more particularly described as follows:

Commencing at the westerly corner of Block 40, said corner being at the right of way intersection of Main and Eighth Streets; thence running along Main Street North 38 deg. 46' 33" East, 117.09 feet to the point of beginning; thence continuing along Main Street North 38 deg. 46' 33" East 49.37 feet; thence along a line which centers an existing wall, South 51 deg. 21' 08" East 119.95 feet; thence along the half-block line, South 38 deg. 46' 33" West 49.63 feet; thence along a line that centers an existing wall, North 51 deg. 13' 38" West, 119.95 feet to the point of beginning.