

2019-001035

Klamath County, Oregon

02/04/2019 02:32:00 PM

Fee: \$87.00

After recording return to:

Melissa P. Lande

Bryant, Lovlien & Jarvis, P.C.

591 S.W. Mill View Way

Bend, Oregon 97702

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

Lynn M. Fredrickson and Rosie M. Fredrickson, Trustees

2522 Broadview Court

Prineville, Oregon 97754

BARGAIN AND SALE DEED

Other property or value was either part or the whole consideration for this conveyance.

**LYNN M. FREDRICKSON and ROSIE M. FREDRICKSON, Grantors, convey to
LYNN M. FREDRICKSON and ROSIE M. FREDRICKSON, Trustees, or the Successor
Trustee of the Lynn and Rosie Fredrickson Trust UTA dated November 5, 2018., Grantees,**
the real property located in Klamath County, Oregon, being more particularly described as
follows:

Parcel 2 of Land Partition 1-10, Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT#(S) ARE REFERENCED HERE:

R-3611-01900-00803-000

R896741

SUBJECT TO: All encumbrances, easements and restrictions of record.

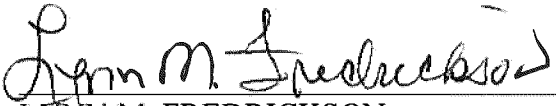
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2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

[SIGNATURE AND NOTARY PAGE FOLLOW]

IN WITNESS WHEREOF, the undersigned have executed this instrument effective as of the date set forth below.

DATED: February 4, 2019

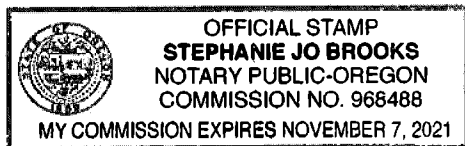
Grantors:

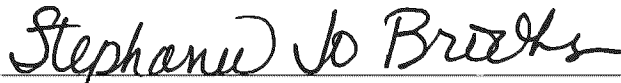

LYNN M. FREDRICKSON

ROSIE M. FREDRICKSON

STATE OF OREGON, County of Deschutes: ss.

This instrument was acknowledged before me on February 4, 2019 by LYNN M. FREDRICKSON and ROSIE M. FREDRICKSON.




Notary Public for Oregon