

RECORDING REQUESTED BY:

300 Klamath Ave/PO Box 5017
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:

Nicholas Hans Boernsen and Betsy Boernsen
1025 S. Arapaho Drive
Santa Ana, CA 92704

SEND TAX STATEMENTS TO:

Nicholas Hans Boernsen and Betsy Boernsen
1025 S. Arapaho Drive
Santa Ana, CA 92704

R3808-008D0-02700
TBD Turnstone Drive, Klamath Falls, OR 97601

2019-001682

Klamath County, Oregon

02/22/2019 01:44:01 PM

Fee: \$92.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

BARGAIN AND SALE DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

NICHOLAS HANS BOERNSSEN AND BETSY BOERNSSEN WHO ACQUIRED TITLE AS BETSY GAUCIN

Grantor, conveys to **Nicholas Hans Boernsen and Betsy Boernsen**, AS TENANTS BY THE ENTIRETY

Grantee, the following described real property, situated in the County of Klamath, State of Oregon,

The true consideration for this conveyance No Dollars And No/100 Dollars (\$0.00). (See ORS 93.030).

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.

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BARGAIN AND SALE DEED - STATUTORY FORM

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 2/20/2019

[Signature]
NICHOLAS HANS BOERNSEN

[Signature]
BETSY BOERSEN

State of CALIFORNIA
County of ORANGE

This instrument was acknowledged before me on 20th FEB 2019 by Nicholas Hans Boernsen and Betsy Boernsen.

[Signature]
Notary Public - State of CALIFORNIA
My Commission Expires: 12/9/2020

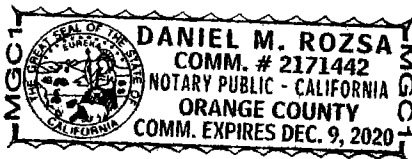


EXHIBIT "A"
LEGAL DESCRIPTION

Lot 1040, Running Y Resort, Phase 12, First Addition, Tract 1426, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.