

**UNTIL A CHANGE IS REQUESTED,
SEND ALL TAX STATEMENTS TO:**

Richard F. Young and Douglas E. Young, Co-Trustees
Donna M. Young Family Trust, Dated July 16, 2009
5170 Gaffin Rd. SE
Salem, OR 97317



00236594201900021120020029

03/08/2019 09:42:57 AM

Fee: \$87.00

AFTER RECORDING RETURN TO:

Oregon Probates LLC
1011 Liberty Street SE
Salem, OR 97302

GRANTOR:

Phil A. Aitken
56 Deforest Heights
Burlington, VT 05401

GRANTEE:

Richard F. Young and Douglas E. Young, Co-Trustees
Donna M. Young Family Trust, Dated July 16, 2009
5170 Gaffin Rd. SE
Salem, OR 97317

CONSIDERATION: The true and actual consideration for this conveyance is NONE
(Distribution of Estate).

BARGAIN AND SALE DEED

Phil A. Aitken, Grantor, conveys to **Richard F. Young and Douglas E. Young, Co-Trustees, or their successors in trust, under the Donna M. Young Family Trust**, created under the **Richard F. Young and Donna M. Young Living Trust**, dated **July 16, 2009**, Grantee, his entire interest in the following described real property situated in the County of Klamath, State of Oregon, free of encumbrances, except as specifically set forth herein:

Lot 4 in Block 3 of Crescent Pines, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

SUBJECT TO: All liens, encumbrances, easements, covenants, conditions and restrictions if any, of record or otherwise discoverable in the public records of any governmental agency, including those shown on any recorded plat or survey and any easements, encroachments, or other conditions and restrictions apparent from a visual inspection of the property.

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: this 16th day of February, 2019.

GRANTOR: Phil A. Aitken
Phil A. Aitken

STATE OF Vermont
COUNTY OF Chittenden

On February 16, 2019, before me, the undersigned, personally appeared **Phil A. Aitken**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[Signature]
Notary Public
Printed Name: Robert Cunningham
My Commission Expires:
2-10-23

