

2019-002208

Klamath County, Oregon



00236721201900022080030038

03/11/2019 03:54:49 PM

Fee: \$92.00

Until a change is requested, all tax statements shall be sent to:

Lori Spiesschaert

6416 Paint Horse Way

Klamath Falls, OR 97601

After Recording return to:

Lori Spiesschaert

6416 Paint Horse Way

Klamath Falls, OR 97601

Bargain and Sale Deed

Lori Spiesschaert, Grantor, conveys to the Lori Spiesschaert Revocable Living Trust dated the 8th day of March, 2019, Grantee, the real property commonly known as 6416 Paint Horse Way Klamath Falls, OR 97601 and more specifically described as set forth in the Attached Exhibit A.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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,

Barbara M. Dineen PC
Returned at Counter

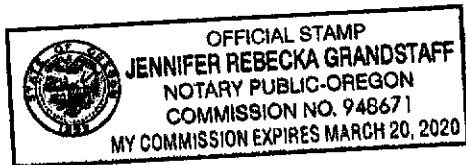
CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. The true consideration for this conveyance is establishment of the Lori Spiesschaert Revocable Living Trust dated the 8th day of March, 2019.

IN WITNESS WHEREOF, the Grantor has executed this instrument.

Lori Spiesschaert
Lori Spiesschaert

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on the 8th day of March, 2019 by Lori Spiesschaert.



Jennifer Rebecka Grandstaff
Notary Public for Oregon
My Commission Expires: 3-20-20

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 16 of Tract 1325 "SILVER RIDGE ESTATES 1st ADDITION", according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM that part described as follows:

Commencing at the Northeast corner of Lot 17 of said Tract 1325; thence South 88° 05' 08" West, a distance of 192.93 feet to a point and the true point of beginning of this description; thence North 85° 24' 17" West, a distance of 435.13 feet; thence South 89° 54' 03" West, a distance of 269.23 feet; thence South 00° 19' 05" East, a distance of 575.97 feet; thence South 90° 00' 00" East, a distance of 322.66 feet; thence North 00° 00' 00" East, a distance of 134.13 feet; thence North 90° 00' 00" East, a distance of 357.09 feet; thence North 04° 06' 05" West, a distance of 233.27 feet; thence North 60° East, a distance of 70.05 feet; thence North 09° 51' 21" West, a distance of 142.63 feet to the point of beginning.