

**RECORDING COVER SHEET**

ORS 205.234

This cover sheet has been prepared by:

**2019-011832****Klamath County, Oregon****10/10/2019 10:54:01 AM****Fee: \$112.00**

Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference: 323429AM

Please print or type information.

**1. AFTER RECORDING RETURN TO –**

Required by ORS 205.180(4) &amp; 205.238:

Name: Marc D. PerrinAddress: 777 High Street, Suite 110City, ST Zip: Eugene, OR 97401**2. TITLE(S) OF THE TRANSACTION(S) –** Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

**Document Title(s):** Rerecord Bargain & Sale Deed**3. DIRECT PARTY / GRANTOR Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Seller; for Mortgages/Liens list Borrower/Debtor**Grantor Name:** Scott L Pope**Grantor Name:** \_\_\_\_\_**4. INDIRECT PARTY / GRANTEE Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Buyer; for Mortgages/Liens list Beneficiary/Lender/Creditor**Grantee Name:** Lupine Sky Revocable Living Trust**Grantee Name:** \_\_\_\_\_**5. For an instrument conveying or contracting to convey fee title,**  
the information required by ORS 93.260:**UNTIL A CHANGE IS REQUESTED, ALL  
TAX STATEMENTS SHALL BE SENT TO  
THE FOLLOWING ADDRESS:**Name: Lupine Sky Revocable Living TrustAddress: 2225 Parkside LaneCity, ST Zip: Eugene, OR 97403**6. TRUE AND ACTUAL CONSIDERATION –**  
Required by ORS 93.030 for an instrument conveying  
or contracting to convey fee title or any memorandum  
of such instrument:**\$** 0**7. TAX ACCOUNT NUMBER OF THE PROPERTY if the instrument creates a lien or other interest that  
could be subject to tax foreclosure. –** Required by ORS 312.125(4)(b)(B)

Tax Acct. No.: \*This is being rerecorded at the request of Amerititle to add the legal in its entirety previously recorded in 2019-  
011425 and 2013-012735

AmeriTitle  
MTC 323429 AM

2019-011425  
Klamath County, Oregon  
10/01/2019 02:07:01 PM  
Fee: \$97.00

\* This is being rerecorded at the request of Amerititle to add the Trustee of the Lupine Sky Revocable Living Trust  
previously recorded in 2013-012735

FORM No. 881 - BARGAIN AND SALE DEED - STATUTORY FORM

STEVENS-NESS LAW PUBLISHING CO., PORTLAND, OR www.stevens-ness.com

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY MEANS.	
ESD AFTER RECORDING RETURN TO CASCADE TITLE COMPANY 811 WILLAMETTE ST., EUGENE, OR 97401 0758158	STATE OF OREGON County of _____ 2013-012735 Klamath County, Oregon 11/14/2013 02:49:36 PM Fee: \$42.00
Grantor's Name and Address Scott L. Pope	I certify that the within instrument was received for recording on _____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Records of this County. Witness my hand and seal of County affixed. NAME TITLE By _____, Deputy.
Grantee's Name and Address Lupine Sky Revocable Trust	
After recording, return to (Name, Address, Zip): Marc D. Perrin 777 High Street, Suite 110 Eugene, OR 97401	
Until requested otherwise, send all tax statements to (Name, Address, Zip): LUPINE SKY REVOCABLE TRUST 2225 PARKSIDE LANE EUGENE, OR 97403	
SPACE RESERVED FOR RECORDER'S USE	

BARGAIN AND SALE DEED - STATUTORY FORM

Grantor, Scott L. Pope, conveys to Lupine Sky Revocable Living Trust, \* Scott L Pope Trustee, Grantee, the following real property situated in Klamath County, Oregon, to-wit:

See Exhibit A attached hereto

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true consideration for this conveyance is \$ \_\_\_\_\_. (Here, comply with the requirements of ORS 93.030.)  
\* For estate planning purposes

DATED November 11, 2013; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.

Scott L. Pope

STATE OF OREGON, County of Klamath, ss.

This instrument was acknowledged before me on November 11, 2013 by Scott L. Pope

This instrument was acknowledged before me on \_\_\_\_\_

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Michael J. Rosso  
Notary Public for Oregon  
My commission expires 2-17-14

## LEGAL DESCRIPTION

## EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF KLAMATH, STATE OF OREGON, AND IS DESCRIBED AS FOLLOWS:

REAL PROPERTY IN THE COUNTY OF KLAMATH, STATE OF OREGON, DESCRIBED AS FOLLOWS:  
 THE FOLLOWING DESCRIBED REAL PROPERTY SITUATE IN KLAMATH COUNTY, OREGON:  
 A PARCEL OF LAND LOCATED IN THE SE 1/4 OF SECTION 18, TOWNSHIP 24 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE SOUTHEAST CORNER OF SAID SECTION 18; THENCE NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST ALONG THE EAST LINE OF SAID SECTION 18, A DISTANCE OF 560.00 FEET TO A 1/2 INCH IRON ROD; THENCE NORTH 89 DEGREES 08 MINUTES 04 SECONDS WEST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION 18, A DISTANCE OF 365.00 FEET TO A 1/2 INCH IRON ROD; THENCE NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST ALONG A LINE PARALLEL WITH THE SAID EAST LINE, 434.66 FEET TO A 1/2 INCH IRON ROD; THENCE CONTINUING ALONG SAID PARALLEL LINE, 42 FEET MORE OR LESS TO THE CENTER THREAD OF CRESCENT CREEK; THENCE WESTERLY ALONG THE CENTER THREAD OF CRESCENT CREEK, 515 FEET MORE OR LESS TO A POINT ON THE WESTERLY RIGHT OF WAY OF AN EASEMENT AND RIGHT OF WAY RECORDED MAY 7, 1979 IN VOLUME M79 PAGE 11935, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE SOUTHERLY ALONG SAID RIGHT OF WAY 40 FEET MORE OR LESS TO A 1/2 INCH IRON ROD; THENCE CONTINUING SOUTHERLY ALONG SAID RIGHT OF WAY, SOUTH 18 DEGREES 02 MINUTES 08 SECONDS WEST, 171.21 FEET TO A 1/2 INCH IRON ROD; THENCE CONTINUING ALONG SAID RIGHT OF WAY ALONG THE ARC OF A 130.00 FOOT RADIUS CURVE TO THE LEFT, 141.41 FEET (THE CHORD BEARS SOUTH 13 DEGREES 07 MINUTES 37 SECONDS EAST, 134.54 FEET TO A 1/2 INCH IRON ROD); THENCE CONTINUING ALONG SAID RIGHT OF WAY ALONG THE ARC OF A 95.68 FOOT RADIUS CURVE TO THE RIGHT, 75.73 FEET; (THE CHORD BEARS SOUTH 21 DEGREES 36 MINUTES 51 SECONDS, 73.77 FEET TO A 1/2 INCH IRON ROD); THENCE SOUTH 01 DEGREES 03 MINUTES 41 SECONDS WEST ALONG SAID RIGHT OF WAY, 80.75 FEET TO A 1/2 INCH IRON ROD ON THE NORTHERLY RIGHT OF WAY OF AN EASEMENT RECORDED DECEMBER 11, 1978 IN VOLUME M78 PAGE 27809, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE NORTH 89 DEGREES 08 MINUTES 04 SECONDS WEST ALONG SAID NORTHERLY RIGHT OF WAY, 455.00 FEET TO A 1/2 INCH IRON ROD; THENCE NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SECTION 18, A DISTANCE OF 397.15 FEET TO A 1/2 INCH IRON ROD; THENCE CONTINUING NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST ALONG SAID PARALLEL LINE, 25 FEET MORE OR LESS TO THE CENTER THREAD OF SAID CRESCENT CREEK; THENCE NORTHWESTERLY ALONG SAID CENTER THREAD, 300 FEET MORE OR LESS TO A POINT THAT LIES NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST, 60 FEET FROM A 1/2 INCH IRON ROD WHICH 89 DEGREES 08 MINUTES 04 SECONDS WEST 1575.00 FEET, AND NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST 1089.38 FEET FROM THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREES 03 MINUTES 41 SECONDS WEST, 60 FEET TO SAID LAST MENTIONED IRON ROD; THENCE CONTINUING SOUTH 01 DEGREES 03 MINUTES 41 SECONDS WEST ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID SECTION 18, 529.38 FEET TO A 1/2 INCH IRON ROD; THENCE NORTH 89 DEGREES 08 MINUTES 04 SECONDS WEST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID SECTION 18, A DISTANCE OF 1058.67 FEET TO A POINT ON THE NORTH-SOUTH CENTERLINE OF SAID SECTION 18; THENCE SOUTH 01 DEGREES 01 MINUTES 37 SECONDS WEST ALONG SAID CENTERLINE, 560.00 FEET TO THE SOUTH 1/4 CORNER OF SAID SECTION 18; THENCE SOUTH 89 DEGREES 08 MINUTES 04 SECONDS EAST ALONG THE SOUTH LINE OF SAID SECTION 18, A DISTANCE OF 2633.33 FEET TO THE POINT OF BEGINNING.  
 EXCEPTING THEREFROM A PARCEL OF LAND LOCATED IN THE SE 1/4 OF SECTION 18, TOWNSHIP 24 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, DESCRIBED AS FOLLOWS:  
 COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 18; THENCE NORTH 89 DEGREES 08 MINUTES 04 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 18, A DISTANCE OF 870.00 FEET TO A 1/2 INCH IRON ROD; THENCE NORTH 01 DEGREES 03 MINUTES 41 SECONDS EAST ALONG A LINE PARALLEL TO THE EAST LINE OF SAID SECTION 18, A DISTANCE 560.00 FEET TO A 1/2 INCH IRON ROD;



State of Oregon  
 County of Klamath

I hereby certify that instrument #2013-012735, recorded on 11/14/2013, consisting of 2 page(s), is a correct copy as it appears on record at the Klamath County Clerk's office.

Rochelle Long, Klamath County Clerk

Date: September 27th, 2019

*Samantha Gardner*

Samantha Gardner

## EXHIBIT "A"

323429AM

### PARCEL 1

A parcel of land located in the SE1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the Southeast corner of said Section 18; thence North 01° 03' 41" East along the East line of said Section 18, a distance of 560.00 feet to a 1/2 inch iron rod; thence North 89° 08' 04" West along a line parallel with the South line of said Section 18, a distance of 365.00 feet to a 1/2 inch iron rod; thence North 01° 03' 41" East along a line parallel with the said East line, 434.66 feet to a 1/2" iron rod; thence continuing along said parallel line, 42 feet more or less to the center thread of Crescent Creek; thence Westerly along the center thread of Crescent Creek, 515 feet more or less to a point on the Westerly right of way of an easement and right of way recorded May 7, 1979 in Volume M79, page 11935, Microfilm Records of Klamath County, Oregon; thence Southerly along said right of way, 40 feet more or less to a 1/2" iron rod; thence continuing Southerly along said right of way, South 18° 02' 08" West, 171.21 feet to a 1/2 inch iron rod; thence continuing along said right of way along the arc of a 130.00 foot radius curve to the left, 141.41 feet (the chord bears South 13° 07' 37" East, 134.54 feet to a 1/2 inch iron rod); thence continuing along said right of way along the arc of a 95.68 foot radius curve to the right, 75.73 feet; (the chord bears South 21° 36' 51", 73.77 feet to a 1/2 inch iron rod); thence South 01° 03' 41" West along said right of way, 80.75 feet to a 1/2 inch iron rod on the Northerly right of way of an easement recorded December 11, 1978 in Volume M78, page 27809, Microfilm Records of Klamath County, Oregon; thence North 89° 08' 04" West along said Northerly right of way, 455.00 feet to a 1/2 inch iron rod; thence North 01° 03' 41" East along a line parallel with the East line of said Section 18, a distance of 397.15 feet to a 1/2 inch iron rod; thence continuing North 01° 03' 41" East along said parallel line, 25 feet more or less to the center thread of said Crescent Creek thence Northwesterly along said center thread, 300 feet more or less to a point that lies North 01° 03' 41" East, 60 feet from a 1/2 inch iron rod which is North 89° 08' 04" West 1575.00 feet, and North 01° 03' 41" East 1089.38 feet from the point of beginning; thence South 01° 03' 41" West, 60 feet to said last mentioned iron rod; thence continuing South 01° 03' 41" West along a line parallel with the East line of said Section 18, 529.38 feet to a 1/2 inch iron rod; thence North 89° 08' 04" West along a line parallel with the South line of said Section 18, a distance of 1058.67 feet to a point on the North-South centerline of said Section 18; thence South 01° 01' 37" West along said centerline, 560.00 feet to the South 1/4 corner of said Section 18; thence

South 89° 08' 04" East along the South line of said Section 18, a distance of 2633.33 feet to the point of beginning.

EXCEPTING THEREFROM a parcel of land located in the SE1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Commencing at the Southeast corner of said Section 18; thence North 89° 08' 04" West along the South line of said Section 18, a distance of 870.00 feet to a 1/2 inch iron rod; thence North 01° 03' 41" East along a line parallel to the East line of said Section 18, a distance 560.00 feet to a 1/2 inch iron rod; thence North 89° 08' 04" West along a line parallel with the South line of said Section 18, a distance of 455.00 feet to a 1/2 inch iron rod; at the true point of beginning, thence North 01° 03' 41" East along a line parallel with said East line, 397.15 feet to a 1/2 inch iron rod; thence continuing North 01° 03' 41" East 25 feet, more or less to the center thread of Crescent Creek; thence Northwesterly along said center thread, 300 feet more or less to a point that lies North 01° 03' 41" East, 60 feet from a 1/2 inch iron rod which is North 89° 08' 04" West 1575.00 feet, and North 01° 03' 41" East 1089.38 feet from the Southeast corner of Section 18; thence South 01° 03' 41" West, 60 feet to said last mentioned iron rod; thence continuing South 01° 03' 41" West along a line parallel with the East line of said Section 18, 529.38 feet to a 1/2 inch iron rod; thence North 89 degree 08' 04" West along a line parallel with the South line of said Section 18, a distance of 1058.67 feet to a point on the North-South centerline of said Section 18; thence South 01° 01' 37" West along said centerline, 560.00 feet to the South 1/4 corner of said Section 18; thence South 89° 08' 04" East along the South line of said Section 18, a distance of 1763.33 feet; thence North 01° 03' 41" East along a line parallel to the East line of said Section 18, a distance 560.00 feet to a 1/2 inch iron rod; thence North 89° 08' 04" West along a line parallel with the South line of said Section 18, a distance of 455.00 feet to a 1/2 inch iron rod and the point of beginning.

## PARCEL 2

A strip of land 60 feet in width, the centerline of which is described as follows:

Commencing at the Southeast corner of said Section 18; thence North 89° 08' 04" West along the South line of said Section, 840.00 feet to the point of beginning for said easement; thence North 01° 03' 41" East, 640.65 feet; thence along the arc of a 125.68 foot radius curve to the left, 99.48 feet (the chord bears North 21° 36' 51" West, 96.90 feet); thence along the arc of 100.00 foot radius curve to the right, 108.78 feet, (the chord bears North 13° 07' 38" West, 103.49 feet); thence North 18° 02' 08" East, 171.21 feet, (the chord bears North 9° 10' 24" East, 61.62 feet); thence North 00° 18' 40" East, 268.72 feet to the Southerly right of way of Pine Creek Loop Road as shown on the official plat of Tract 1052, CRESCENT PINES. The Southerly terminus of said easement being the South line of said Section 18 and the Northerly terminus

being the Southerly right of way of said Pine Creek Loop Road. Also, the non-exclusive right to use the bridge presently installed across Crescent Creek in said easement as part of said easement and right of way.