

Klamath County, Oregon



00249072201900123790010019

10/22/2019 02:21:18 PM

Fee: \$82.00

After recording, return to:

Brandsness, Brandsness & Rudd, P.C.
Attorneys at Law
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:

Dennis C. Hitt and Janis Hitt, Trustees
of the Hitt Family Trust
12445 Hwy 140 East
Klamath Falls, OR 97603

Grantors:

Dennis C. Hitt and Janis Hitt
12445 Hwy 140 East
Klamath Falls, OR 97603

Grantees:

Dennis C. Hitt and Janis Hitt, Trustees
of the Hitt Family Trust
12445 Hwy 140 East
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Dennis C. Hitt and Janis Hitt, as tenants by the entirety, Grantors, convey to Dennis C. Hitt and Janis Hitt, Trustees of the Hitt Family Trust, Grantee, their interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

The E½ of the E½ of the W½ of the NW¼ and that portion of the E½ of the E½ of the NW¼ of the SW¼ of Section 15, Township 39 South, Range 10 East, Willamette Meridian, Klamath County, Oregon, that lies North of Highway 140, also known as Klamath Falls – Lakeview Highway.

Account No. 3910-01500-00500-000

Property ID #8501

The true and actual consideration for this transfer is \$0.00.

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 17th day of October, 2019.

Dennis C. Hitt, Grantor

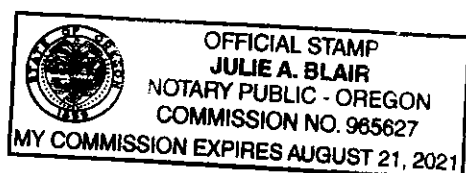
James Hitt, Grantor

STATE OF OREGON)

) ss.

County of Klamath)

Personally appeared before me this 17th day of October, 2019, the above-named Dennis C. Hitt and Janis Hitt, Grantors, and acknowledged the foregoing instrument to be their voluntary act.



Notary Public for Oregon

My Commission expires: 8/21/2021