

2019-012393

Klamath County, Oregon

10/23/2019 09:16:01 AM

Fee: \$87.00

After Recording Return To:

Merrill O'Sullivan, LLP
c/o Ryan P. Correa & Heather J. Turk
805 SW Industrial Way, Suite 5
Bend, Oregon 97702

Until a change is requested, send tax statements to:

Christopher K. Breault & Daney M. Breault, Trustees
P.O. Box 2107
Sunriver, Oregon 97707

STATUTORY BARGAIN AND SALE DEED

Christopher K. Breault and Daney M. Breault, Grantors, hereby convey to Christopher K. Breault and Daney M. Breault, or their successors, as Trustees of the Chris and Daney Breault Joint Trust dated October 10th, 2019, as may be amended, Grantee, the following-described real property:

Wagon Trail Acreages #1, 2nd Addition, Block 9, Lot 2

Map: R-2309-00100-00300-000 / Code: 247

Klamath County, Oregon.

The above-described property is free of encumbrances except: (a) all covenants, conditions, restrictions, reservations, easements and any other items of record and those apparent upon the land, if any, as of the date of this deed; and (b) liens for taxes not yet due as of the date of this deed.

The consideration for this transfer is other value given or promised.
This deed is given for estate planning purposes.

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.

By execution of this instrument, Grantors certify that they are not "foreign persons" as that term is defined in the Internal Revenue Code, Section 1445.

Christopher K. Breault
Christopher K. Breault

Dated: October 10, 2019

Daney M. Breault
Daney M. Breault

Dated: October 10, 2019

STATE OF OREGON)
) ss.
County of Deschutes)

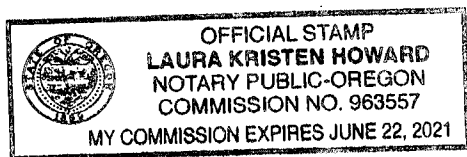
This Statutory Bargain and Sale Deed was acknowledged before me on this 10th day of October, 2019, by Christopher K. Breault.



L. Kristen Howard
Notary Public for Oregon

STATE OF OREGON)
) ss.
County of Deschutes)

This Statutory Bargain and Sale Deed was acknowledged before me on this 10th day of October, 2019, by Daney M. Breault.



L. Kristen Howard
Notary Public for Oregon

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