

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.
620 Main Street
Klamath Falls OR 97601



02/10/2020 03:06:55 PM

Fee: \$82.00

GRANTOR'S NAME AND ADDRESS:

James M. Dahm and Phyllis C. Dahm,
4764 Glenwood Drive
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

James M. Dahm and Phyllis C. Dahm, Trustees
of the James M. Dahm and Phyllis C. Dahm
Revocable Living Trust, uad February 5, 2020

SEND TAX STATEMENTS TO:

No Change

BARGAIN AND SALE DEED

JAMES M. DAHM and PHYLLIS C. DAHM, Husband and Wife, hereinafter referred to as grantor, conveys to **JAMES M. DAHM and PHYLLIS C. DAHM, TRUSTEES OF THE JAMES M. DAHM AND PHYLLIS C. DAHM REVOCABLE LIVING TRUST, u.a.d. February 5, 2020**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 20, Block 6, Tract No. 1035, GATEWOOD, in the County of Klamath, State of Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for estate planning purposes.

IN WITNESS WHEREOF, the grantor has executed this instrument this 5 day of February, 2020.

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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

James M. Dahm

Phyllis C. Dahm

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 5 day of February, 2020, by James M. Dahm and Phyllis C. Dahm



NOTARY PUBLIC FOR OREGON
My Commission expires: 9-13-2022