

2020-006176

Klamath County, Oregon



00259322202000061760020028

05/19/2020 09:10:35 AM

Fee: \$87.00

**After recording, please send to  
and send tax statements to:**

Michael G. Reeder, Trustee  
Patricia A. Reeder, Trustee  
1531 Kimberly Drive  
Klamath Falls OR 97603

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**BARGAIN AND SALE DEED**

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This Bargain and Sale Deed is executed this 15<sup>th</sup> day of May 2020, by Grantors, **Michael G. Reeder and Patricia A. Reeder, as tenants by the entirety**, who convey to Grantees, **Michael G. Reeder and Patricia A. Reeder, as Trustees of the Michael G. Reeder and Patricia A. Reeder Revocable Living Trust Dated May 15, 2020, and their successors in Trust**, the following described parcel of land and appurtenances thereto in the County of Klamath, State of Oregon, to Wit:

Lot 924, RUNNING Y RESORT, PHASE 11, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Also referred to as Klamath County Assessor Parcel No. R-3808-003CO-00400 and Tax Account No. 889116.

The true and actual consideration 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., estate planning.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

IN WITNESS WHEREOF, said Grantors have executed this instrument this 5<sup>th</sup> day of May 2020.

Mike Reeder  
Michael G. Reeder

Patricia A. Reeder  
Patricia A. Reeder

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on May 15, 2020, by Michael G. Reeder and Patricia A. Reeder.

Mika Blain  
Notary Public for Oregon  
My Commission Expires: 8/30/21

