

2020-009251

Klamath County, Oregon



00262833202000092510020022

07/29/2020 09:09:30 AM

Fee: \$87.00

SPACE RESERVED
FOR
RECORDERS USE

Returned at Counter

Ralph C Clark and Sherry A Clark
22277 Highway 39
Merrill OR 97633
Ralph C Clark, JTE and Sherry Clark, JTE
of the Ralph C Family Trust
22277 Highway 39
Merrill OR 97633
Ralph C and Sherry A Clark
22277 Highway 39
Merrill OR 97633
Ralph C and Sherry A Clark
22277 Highway 39
Merrill OR 97633

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that **Ralph C Clark and Sherry A Clark**,
as tenants by the entirety
hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto **Ralph C Clark and Sherry Clark, Trustees of the Ralph C and Sherry Clark Family Trust**
hereinafter called grantees, and unto grantees's heirs, successors and assigns, all of that certain real property, with the accretions, improvements and appurtenances thereto belonging or in any way appertaining, situated in **Klamath** County,
State of Oregon, described as follows (legal description of property):

See Attached Exhibit 'A'

IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE

To Have and to Hold the same unto grantees and grantees's heirs, successors and assigns forever. **Transfer to Trust**
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$..... However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.090.)

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on **July 29, 2020**; my signature on behalf of a business or other entity is made with the authority of that entity.

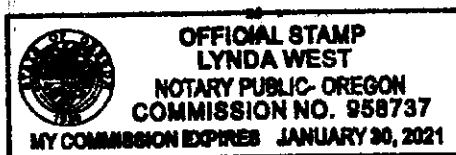
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.305, 195.301 AND 195.305 TO 195.306 AND SECTIONS 5 TO 11, CHAPTER 24, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2008 AND SECTIONS 2 TO 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 LIMIT OF LAND BEING TRANSFERRED IS A LAWRFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 216.020, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAND-USE AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.005 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS. IF ANY, UNDER ORS 195.305 TO 195.301 AND 195.305 TO 195.306 AND SECTIONS 5 TO 11, CHAPTER 24, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2008, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Ralph C Clark
Ralph C Clark
Sherry A Clark
Sherry A Clark

STATE OF OREGON, County of **Klamath**

This instrument was acknowledged before me on **July 29, 2020**
by **Ralph C Clark and Sherry A Clark**

This instrument was acknowledged before me on
by



Lynda West
Notary Public for Oregon
My commission expires **1-30-21**

EXHIBIT 'A'

That portion of the SW1/4 SE1/4, the SE1/4 SW1/4 and the SW1/4 SW1/4 of Section 5, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, lying Southerly of the Burlington Northern Railroad and excepting therefrom that portion contained in the right-of-way of Dodd's Hollow Road and State Highway No. 39, Also excepting from said SW1/4 SW1/4 the following described property:

Beginning at the Southwest corner of said Section 5, being the intersection of State Highway No. 39 and Malone Road and marked by 5/8" iron pin with a Tru-line Surveying plastic cap in monument case; thence North 89°46'00" East, along the South line of said Section 5, 241.25 feet; thence North 30.00 feet, more or less, to the Northerly right of way line of said highway; thence continuing North 910 feet, more or less, to the Southerly right of way line of the Burlington Northern Railroad; thence Westerly along said railroad right of way line, 239 feet, more or less, to a point on the West line of said Section 5; thence South 00°08'07" West 941.37 feet to the point of beginning, including the area within said Malone Road and State Highway No. 39.