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470320068951-AC

RECORDING REQUESTED BY:



1555 E. McAndrews Road, Ste 100
Medford, OR 97504

2020-010845

Klamath County, Oregon

08/28/2020 12:37:00 PM

Fee: \$87.00

GRANTOR'S NAME:

Kristine A. Murphy, successor trustee of the J.D. Laubacher Trust

GRANTEE'S NAME:

Mary Ann Laubacher, as Trustee for the use and benefit of Joseph G. Laubacher, under the terms of a written Trust Agreement dated November 1, 1985, as to an undivided one-half interest and Mary Ann Laubacher, as Trustee for the use and benefit of Elizabeth A. Laubacher, under the terms of a written Trust Agreement dated November 1, 1985, as to an undivided one-half interest

AFTER RECORDING RETURN TO:

Mary Ann Laubacher
Green Springs Hwy,
Keno, OR 97627

SEND TAX STATEMENTS TO:

Mary Ann Laubacher
Green Springs Hwy,
Keno, OR 97627

0 Green Springs Hwy, Keno, OR 97627

SPACE ABOVE THIS LINE FOR RECORDER'S USE

BARGAIN AND SALE DEED - STATUTORY FORM
(INDIVIDUAL or CORPORATION)

Kristine A. Murphy, successor trustee of the J.D. Laubacher Trust, Grantor, conveys to Mary Ann Laubacher, as Trustee for the use and benefit of Joseph G. Laubacher, under the terms of a written Trust Agreement dated November 1, 1985, as to an undivided one-half interest and Mary Ann Laubacher, as Trustee for the use and benefit of Elizabeth A. Laubacher, under the terms of a written Trust Agreement dated November 1, 1985, as to an undivided one-half interest as to an undivided one-half interest, Grantee, the following described real property, situated in the County of Klamath, State of Oregon,

SE1/4 NE1/4, Lots 1, 2, 3, and 5, Section 6 all in Township 41 South, Range 6 East of the Willamette Meridian,
Klamath County, Oregon.

The true consideration for this conveyance to clear Any right, title and interest of J.D. Laubacher, Joseph Daniel Laubacher, Danny Laubacher and/or J.D. Laubacher Trust Agreement dated November 16, 2012, of Bargain and Saled Deed recorded August 23, 2013, Recording No. 2013-009653. (See ORS 93.030).

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.

BARGAIN AND SALE DEED - STATUTORY FORM

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: Aug. 19, 2020

The J.D. Laubacher Trust

BY: Kristine A. Murphy, successor trustee
Kristine A. Murphy, successor trustee

470320068951

State of Colorado

County of Mesa

This instrument was acknowledged before me on August 19, 2020 by Kristine A. Murphy, successor trustee of the J.D. Laubacher Trust

Sonya Rasmussen
Notary Public - State of Colorado

My Commission Expires: 11/27/2022

