

Send Tax Statements to Grantee at:  
Kimberly Pavlakis Trust  
149705 Kurtz Road  
La Pine, OR 97739

2020-014647  
Klamath County, Oregon  
11/10/2020 12:13:01 PM  
Fee: \$82.00

After Recording return to:  
Law Office of Paul Heatherman PC  
PO Box 8  
Bend, OR 97709

## BARGAIN AND SALE DEED

The Minnie Snyder Living Trust dated June 26, 2013, Kimberly Pavlakis, successor trustee, Grantor, conveys to the Kimberly Pavlakis Revocable Living Trust dated November 10, 2020, Kimberly Pavlakis, Trustee, Grantee, the following described real property in Klamath County, Oregon:

A parcel of land situate in the SE1/4 NE1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the South line of the SE1/4 NE1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, said point being South 88°13'49" West a distance of 684.25 feet from the East 1/4 corner of said Section 16; thence South 88°13'49" along the South line of the SE1/4 NE1/4 of said Section 16 a distance of 605.29 feet to an iron pin on the East line of Kurtz Road; thence North 00°13'32" East along the East line of Kurtz Road a distance of 369.52 feet to an iron pin; thence East a distance of 603.55 feet to an iron pin; thence South a distance of 350.82 feet to the point of beginning, situated in the SE1/4 NE1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, Survey No. 1118 as recorded in the office of the Klamath County Surveyor.

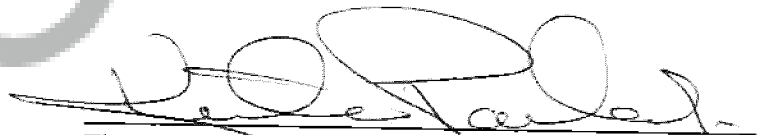
Tax Identification Number: 2310-016A0-04200

Acct. No.: 136169

The true consideration for this conveyance is NONE (trust distribution).

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS 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, 195.30 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.

DATED this 10 day of November, 2020.

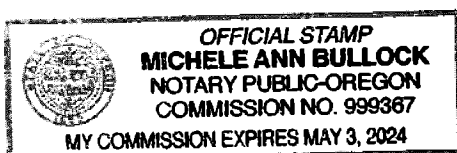


The Minnie Snyder Living Trust dated June 26, 2013,  
Kimberly Pavlakis, Successor Trustee, Grantor

STATE OF OREGON                     )  
   ) ss.  
County of Deschutes                )

Personally appeared before me the above named Kimberly Pavlakis as successor trustee of the Minnie Snyder Living Trust dated June 26, 2013, and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

Before me this 10 day of November, 2020.



  
NOTARY PUBLIC FOR OREGON