

RECORDED AT THE REQUEST OF PARKS & RATLIFF, P.C., TO
CORRECT LEGAL DESCRIPTION. PREVIOUSLY RECORDED AT 2020-015629

Returned at Counter

AFTER RECORDING RETURN TO:
Parks & Ratliff, P.C.
620 Main Street
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS:
Douglas Kirby and Susan Kirby, H&W
47541 Gerber Road
Bonanza, OR 97623

GRANTEE'S NAME AND ADDRESS:
Douglas G. Kirby and Susan G. Kirby, Trustees
of the Douglas G. Kirby and Susan G. Kirby
Revocable Living Trust, u.a.d. 12-01, 2020
47541 Gerber Road
Bonanza, OR 97623

SEND TAX STATEMENTS TO:
Douglas G. Kirby and Susan G. Kirby, Trustees
47541 Gerber Road
Bonanza, OR 97623

2020-015629
Klamath County, Oregon



12/01/2020 01:16:48 PM

Fee: \$87.00

2020-016489
Klamath County, Oregon



12/17/2020 03:25:52 PM

Fee: \$87.00

BARGAIN AND SALE DEED

DOUGLAS KIRBY and SUSAN KIRBY, Husband and Wife, hereinafter referred to as grantor, conveys to **DOUGLAS G. KIRBY AND SUSAN G. KIRBY, TRUSTEES OF THE DOUGLAS G. KIRBY AND SUSAN G. KIRBY REVOCABLE LIVING TRUST, u.a.d. December 1, 2020**, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

CORRECTED LEGAL DESCRIPTION APPEARS ON EXHIBIT "A," PAGE 2.

~~The SW¼ of the NE¼ and the North½ of the SE¼ of Section 19, Township 39-- South, Range 13, E.W.M., Klamath County, Oregon; Together with an easement 40 feet in width over and across the East 40 feet of the North 30 feet of the NW¼ of the SE¼; the East 40 feet of the W½ of the NE¼ of Section 30; and the East 40 feet of the SW¼ of the SE¼ of Section 19, Township 39 South, Range 13, E.W.M., Klamath County, Oregon. Said easement is for ingress, egress and public utilities.~~

~~Tax ID No.: 886396---~~

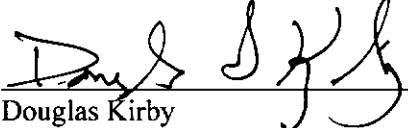
~~Map Tax Lot No.: 3913-00000-01001-----~~

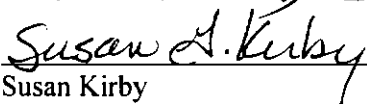
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for estate planning purposes.

IN WITNESS WHEREOF, the grantor has executed this instrument this 1 day of December, 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.


Douglas Kirby


Susan Kirby

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 1 day of December, 2020, by Douglas Kirby and Susan Kirby.



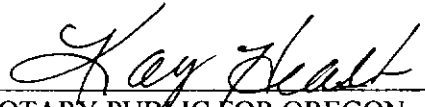

NOTARY PUBLIC FOR OREGON
My Commission expires: 9-13-2022

EXHIBIT "A"

CORRECTED LEGAL DESCRIPTION

Land Partition 53-99, Parcel 1, lying within Section 19, Township 39 South, Range 13 E.W.M., Klamath County, Oregon.

TOGETHER WITH an easement 40 feet in width over and across the East 40 feet of the North 30 feet of the NW¼ of the SE¼; the East 40 feet of the W½ of the NE¼ of Section 30, and the East 40 feet of the SW¼ of the SE¼ of Section 19, Township 39 South, Range 13, E.W.M., Klamath County, Oregon. Said easement is for ingress, egress and public utilities.

Tax ID No.: 886396

Map Tax Lot No.: 3913-00000-01001