



THIS SPACE RESERVED FOR

2021-004670

Klamath County, Oregon

03/29/2021 11:52:00 AM

Fee: \$87.00

Peter R. O'Neil And Esther Y. O'Neil

PO Box 124

Midland, OR 97634

Grantor's Name and Address

Peter R. O'Neil And Esther Y. O'Neil

PO Box 124

Midland, OR 97634

Grantee's Name and Address

After recording return to:

Peter R. O'Neil And Esther Y. O'Neil

PO Box 124

Midland, OR 97634

Until a change is requested all tax statements

shall be sent to the following address:

Peter R. O'Neil And Esther Y. O'Neil

PO Box 124

Midland, OR 97634

File No.

445415AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

Peter R. O'Neil and Esther Y. O'Neil, who acquired title as Peter Russell O'Neil and Esther Y. O'Neil, as Tenants by the Entirety,

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Peter R. O'Neil and Esther Y. O'Neil, as Trustees of the O'Neil Revocable Living Trust,

hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of **Klamath**, State of Oregon, described as follows, to wit:

A portion of the SW1/4 NW1/4 lying South and West of C-4-N Lateral in Section 31, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at the SW corner of the SW1/4 NW1/4, thence North along said 1/4 line for 208.7 feet; thence East for 208.7 feet; thence South for 208.7 feet; thence West along the South line of said 1/4 line for 208.7 feet to the point of beginning.

AND

All that portion of the SW1/4 of the NW1/4 lying Southwesterly of the C-4-N Lateral all in Section 31, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon. SAVING AND EXCEPTING THEREFROM, any portion lying within the County Road or the C-4-N Lateral.

ALSO EXCEPTING THEREFROM that portion Beginning at the SW corner of the SW1/4 NW1/4, thence North along said 1/4 line for 208.7 feet; thence East for 208.7 feet; thence South for 208.7 feet; thence West along the South line of said 1/4 line for 208.7 feet to the point of beginning.

The true and actual consideration paid for this transfer, stated in terms of dollars, is to correct legal description of deed, 2017-004333, recorded April 25, 2017.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

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

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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.

In Witness Whereof, the grantor has executed this instrument this 25 day of March, 2021; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Peter R. O'Neil
Peter R. O'Neil

Esther Y. O'Neil
And Esther Y. O'Neil

State of Oregon } ss
County of Klamath }

On this 25 day of March, 2021, before me, Melissa Cook a Notary Public in and for said state, personally appeared Peter R. O'Neil and Esther Y. O'Neil, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Melissa Cook
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 3/15/22

