

2021-005851

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls OR 97601



00278108202100058510020026

04/19/2021 01:30:14 PM

Fee: \$87.00

GRANTOR'S NAME AND ADDRESS:

Harold Eugene Puffenbarger and  
Kathleen A. Puffenbarger  
2232 Kimberly Drive  
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

Harold E. Puffenbarger and  
Kathleen A. Puffenbarger, Trustees of the  
HEPKAP Trust, u.a.d. 12/23/2005  
2232 Kimberly Drive  
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

No Change

**BARGAIN AND SALE DEED**

Harold Eugene Puffenbarger and Kathleen A. Puffenbarger, hereinafter referred to as grantor, conveys to Harold E. Puffenbarger and Kathleen A. Puffenbarger, Trustees of the HEPKAP Trust, u.a.d. December 23, 2005, Second Amendment and Restatement of HEPKAP Trust, u.a.d. July 3, 2019, hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 6, Tract 1289, FOURTH ADDITION TO EAST HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.


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 16<sup>th</sup> day of April, 2021.

**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,**

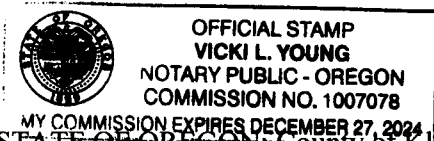
UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11,  
CHAPTER 424, OREGON LAWS 2007, SECTION 2 TO 9 AND 17, CHAPTER 855,  
OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.


  
Harold Eugene Puffenbarger

  
Kathleen A. Puffenbarger

STATE OF OREGON; County of Klamath ) ss.

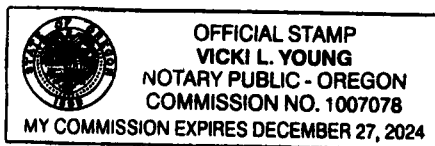
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 16<sup>th</sup> day of April, 2021, by  
Harold Eugene Puffenbarger.




  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 12-27-2024

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 16<sup>th</sup> day of April, 2021, by  
Kathleen A. Puffenbarger.



  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 12-27-2024