

2021-014503

Klamath County, Oregon



00287953202100145030020029

09/23/2021 02:32:35 PM

Fee: \$87.00

When recorded return to:
Will Dennis, Attorney at Law
438 NE Irving Ave.
Bend OR 97701

Tax statements should be sent to:
Linda K. Venturi, Trustee
19078 Shoshone Rd.
Bend, OR 97702

BARGAIN AND SALE DEED

Linda Venturi, Grantor, hereby conveys to Linda K. Venturi, Trustee, or her successors in trust under the Linda K. Venturi Living Trust dated September 13, 2021, and any amendments thereto, Grantee, 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:

Lot 7 in Block 1, TRACT 1052 – CRESCENT PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Situs Address: 140236 Pine Creek Lp., Crescent Lake, OR 97733

Maptaxlot No: 2407-018D0-02700

Account No.: 147549

This deed is given to place real property in a revocable living trust. Under the terms of said trust upon the resignation, death or disability of the initial trustee, the successor trustee(s) will become trustee.

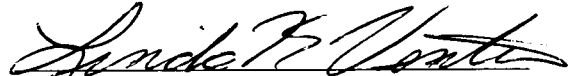
The true consideration for this conveyance is \$1.00.

“THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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 VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2010.”

Dated: September 13, 2021

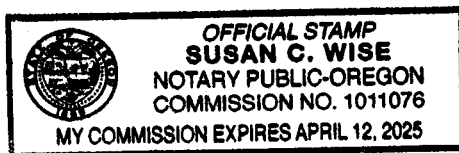
Grantor:

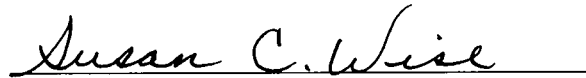

Linda K. Venturi

ACKNOWLEDGMENT

State of Oregon)
) ss.
County of Deschutes)

This Bargain and Sale Deed was acknowledged before me on September 13, 2021 by Linda Venturi Grantor.




Susan C. Wise Notary Public
My Commission Expires: 12 April 2025