

2021-017602

Klamath County, Oregon

11/24/2021 11:40:01 AM

Fee: \$87.00

**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**

Shane J. Antholz
Hornecker Cowling LLP
14 N. Central Ave., Ste. 104
Medford, OR 97501

**UNTIL A CHANGE IS REQUESTED
SEND ALL TAX STATEMENTS TO:**

Michael & Roseanne Weir
3175 Westover Boulevard
Central Point, OR 97502

BARGAIN AND SALE DEED

FOR VALUE RECEIVED, **MICHAEL D. WEIR and ROSEANNE W. WEIR**, Tenants by the Entirety, as *Grantors*, do hereby grant, bargain, sell and convey to **MICHAEL D. WEIR and ROSEANNE W. WEIR, TRUSTEES OF THE WEIR FAMILY TRUST**, dated **August 12, 2004**, as *Grantee*, Grantors' entire interest in that certain parcel of real property located in Klamath County, Oregon, set forth and more particularly described as follows:

Lot 160, THIRD ADDITION TO SPORTSMAN PARK, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

For Informational purposes only, the following is included:

*(Map & Tax Lot 3606-003BD--05100, Account No. 310176, Code 078,
commonly known as: 26736 Johnson Drive, Klamath Falls, Oregon)*

TOGETHER WITH all improvements, easements, hereditaments and appurtenances thereto, and subject to such rights, easements, covenants, restrictions and zoning regulations as appear of record or based upon the premises.

The consideration for these transfers is ZERO DOLLARS. This Deed is being executed to place the property described above into the Grantors' revocable living trust.

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, Grantors have hereunto subscribed their names to this
instrument this 24th day of November, 2021.

GRANTORS:

Michael D. Weir

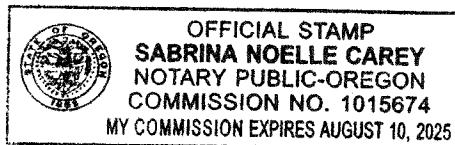
MICHAEL D. WEIR

Roseanne W. Weir

ROSEANNE W. WEIR

STATE OF OREGON)
) ss.
County of Jackson)

On November 24, 2021, before me, the undersigned Notary Public in and for said State,
personally appeared **MICHAEL D. WEIR** and **ROSEANNE W. WEIR**, known or identified to me
to be the persons whose names are subscribed to the within instrument, and acknowledged to
me that they executed the same.



Sabrina Carey
Notary Public for the State of Oregon
My Commission Expires: Aug. 10, 2021