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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



2022-001917

Klamath County, Oregon



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02/14/2022 04:09:58 PM

Fee: \$87.00

 OFFICE RECEIVED
 FOR
 RECORDER'S USE

PAUL R. DORRIS + RUBY T. DORRIS
 5152 ANDERSON AVE
 KLAMATH FALLS, OR. 97603
Grantor's Name and Address
 PAUL AND RUBY DORRIS FAMILY TRUST
 5152 ANDERSON AVE
 KLAMATH FALLS, OR. 97603
Grantee's Name and Address

After recording, return to (Name and Address):

RUBY DORRIS
 5152 ANDERSON AVE
 KLAMATH FALLS, OR. 97603

Until requested otherwise, send all tax statements to (Name and Address):

RUBY DORRIS
 5152 ANDERSON AVE
 KLAMATH FALLS, OR. 97603

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that

PAUL R. DORRIS AND RUBY T. DORRIS AS TENANTS by the ENTIRETY hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto PAUL + RUBY DORRIS FAMILY TRUST, PAUL R. DORRIS TRUSTEE AND RUBY T. DORRIS TRUSTEE 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 Klamath County, State of Oregon, described as follows (legal description of property):

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols " ", if not applicable, should be deleted. See ORS 92.030.)

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

IN WITNESS WHEREOF, grantor has executed this instrument on FEB 11, 2022; any signature on behalf of a business or other entity is made with the authority of that entity.

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.

12 Paul Dorris -

Ruby T. Dorris

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on February 11, 2022.

by Paul R Dorris & Ruby T Dorris.

This instrument was acknowledged before me on

by

as

of



OFFICIAL STAMP
 LISA MARIE KESSLER
 NOTARY PUBLIC-OREGON
 COMMISSION NO. 982076
 MY COMMISSION EXPIRES DECEMBER 19, 2022

Lisa M. Kessler
 Notary Public for Oregon

My commission expires December 19, 2022.

EXHIBIT "A"
LEGAL DESCRIPTION

The following property situated in the NW1/4 SE1/4, Section 11, Township 39 South, Range 9 East, Willamette Meridian, Klamath County, Oregon: Beginning at the quarter section corner common to Sections 11 and 14, Township 39 South, Range 9 East, Willamette Meridian; thence North 0°09' West along the North and South centerline of said Section 11, as marked on the ground by a well established fence line, 1,663.6 feet to a point on the centerline of Bristol Avenue, a 60 foot roadway; thence North 89°28' East 906.1 feet along said centerline to a point; thence North 0°12' West 30 feet to a point on the Northerly right of way line of said Avenue, said point also being the true point of beginning; thence North 0°12' West 278.9 feet; thence South 89°31' East 415.1 feet to a point on the Westerly right of way line of Homedale Road, a 60 foot roadway; thence South 0°16' East along said Westerly right of way line 271.0 feet, to a point marking the intersection of said Westerly right of way line and the Northerly right of way line of Bristol Avenue; thence South 89°28' West along said Northerly right of way line 415.4 feet, to the true point of beginning.

EXCEPTING THEREFROM that portion conveyed to Klamath County for road purposes, more particularly described as follows:

A parcel of land, situated in the NW1/4 SE1/4 of Section 11, Township 39 South, Range 9 East, Willamette Meridian, Klamath County, Oregon, for road purposes and being a portion of that property described in Deed Volume M67, Page 7962 recorded in the Klamath County Clerk's Office being more particularly described as follows:

Commencing at the 1/4 corner common to Sections 11 and 14, Township 39 South, Range 9 East, Willamette Meridian; thence along the center section line of Section 11, North 00°10'58" West - 1,666.95 feet to a point on the centerline of Bristol Avenue; thence along the centerline of Bristol Avenue North 89°28'00" East - 1,313.08 feet to a point; thence North 00°32'12" West - 30.00 feet to a point at the intersection of the West right of way line of Homedale Road and the North right of way line of Bristol Avenue, said point also being the true point of beginning; thence along the West right of way line of Homedale Road North 00°32'12" West - 15.00 feet to a 5/8 inch iron pin; thence South 44°27'54" West - 21.21 feet to a 5/8 inch iron pin on the North right of way line of Bristol Avenue; thence along the North right of way line of Bristol Avenue North 89°28'00" East - 15.00 feet to the point of beginning. Bearings and distances are based on Survey No. 6621 on file in the Klamath County Surveyor's Office.