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Fee: \$87.00

O.J. Atchison, Successor Trustee of the Arthur J. Atchison
Revocable Living Trust

PO Box 3964

Wofford Heights, CA 93285

Grantor's Name and Address

Patrich D. Atchison and Carol A. Morton

775 NW Plateau Dr

Roseburg, OR 97471

Grantee's Name and Address

After recording return to:

Patrich D. Atchison and Carol A. Morton

775 NW Plateau Dr

Roseburg, OR 97471

Until a change is requested all tax statements
shall be sent to the following address:

Patrich D. Atchison and Carol A. Morton

775 NW Plateau Dr

Roseburg, OR 97471

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That O.J. Atchison, Successor Trustee of the Arthur J. Atchison Revocable Living Trust dated September 28, 2012,

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Patrich D. Atchison as to an undivided 2/3 interest and Carol A. Morton as to an undivided 1/3 interest as Tenants in Common,

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:

Government Lots 12,13,19,20,21 and 22, Section 33, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is zero.

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.

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 21 day of April, 2022; 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.

The Arthur J. Atchison Revocable Living Trust dated September 28, 2012

O.J. Atchison - Successor Trustee
O.J. Atchison, Successor Trustee

State of CALIFORNIA } ss
County of Kern }

On this 21st day of April, 2022, before me, Wendy Snodgrass a Notary
Public in and for said state, personally appeared O.J. ATCHISON, 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.

Wendy Snodgrass
Notary Public for the State of CALIFORNIA
Residing at: 31160 State, Wofford Heights CA
Commission Expires: 93285
JUNE 8 2025

