

2022-010242

Klamath County, Oregon



08/23/2022 02:20:37 PM

Fee: \$82.00

Returned at Counter

After recording, return to:
Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Phyllis S. Moore, Trustee of the
Phyllis S. Moore Living Trust
9456 Greenbrier Drive
Klamath Falls, OR 97603

Grantor:
Phyllis S. Moore
9456 Greenbrier Drive
Klamath Falls, OR 97603

Grantee:
Phyllis S. Moore, Trustee of the
Phyllis S. Moore Living Trust
9456 Greenbrier Drive
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Phyllis S. Moore, Grantor, conveys to Phyllis S. Moore, Trustee of the Phyllis S. Moore Living Trust, Grantee, her interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:


Lot 9 in Block 3 of Tract 1172, SHIELD CREST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with an undivided interest in all those private roads shown on the Plat and more particularly described in Declaration recorded in Volume M84, Page 4256, Records of Klamath County, Oregon

The true and actual consideration for this transfer is \$0.00.

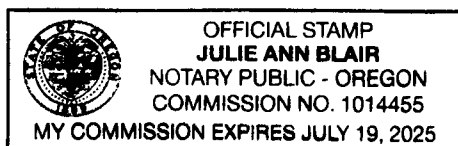
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.


DATED this 23rd day of August, 2022.


Phyllis S. Moore, Grantor

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 23rd day of August, 2022, the above-named Phyllis S. Moore, Grantor, and acknowledged the foregoing instrument to be her voluntary act. Before me:




Notary Public for Oregon
My Commission expires: 07/19/2025