

2022-011706

Klamath County, Oregon



00306766202200117060020025

09/29/2022 10:44:25 AM

Fee: \$87.00

After recording, return to:

David P.A. Seulean
Attorney at Law
622 Siskiyou Boulevard
Ashland, Oregon 97520

Until a change is requested, all tax statements are to be sent to:

Glenn L. Hobbs
Karen D. Hobbs
PO Box 1332
Jacksonville, Oregon 97530

Grantor:

Glenn L. Hobbs
Karen D. Stellpflue (also known as Karen D. Hobbs)
PO Box 1332
Jacksonville, Oregon 97530

Grantee:

Glenn L. Hobbs and Karen D. Hobbs, Trustees
Glenn L. Hobbs and Karen D. Hobbs Revocable
Living Trust
PO Box 1332
Jacksonville, Oregon 97530

BARGAIN AND SALE DEED

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. The purpose of this deed is to transfer all interest in the property herein described into the **Glenn L. Hobbs and Karen D. Hobbs Revocable Living Trust Agreement dated March 26, 2020.**

KNOW ALL MEN BY THESE PRESENTS, that **Glenn L. Hobbs and Karen D. Stellpflue** (also known as Karen D. Hobbs), hereinafter called Grantor, for the consideration herein stated, do hereby grant, bargain, sell and convey to **Glenn L. Hobbs and Karen D. Hobbs**, as Trustees of the **Glenn L. Hobbs and Karen D. Hobbs Revocable Living Trust Agreement dated March 26, 2020**, hereinafter called Grantee, and unto Grantee's successors and assigns, all of that certain property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lots 31 and 32, First Addition To Sportsman Park, being a resubdivision of a portion of Tract "A", vacated portion of Honker Lane and Lot 18 of Sportsman Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

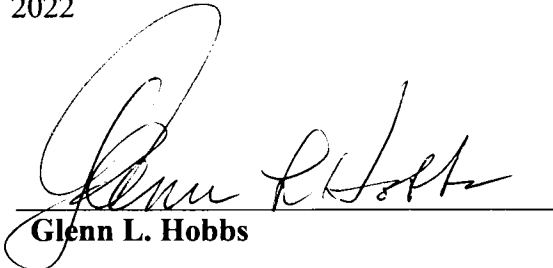
Tax Account No. R311674; Map No. 3606-003-CB; Tax Lot No. 6200; Code 101H-Residential Improved; commonly known as: 29706 E. Rainbow Road, Klamath Falls, Oregon 97601.

TO HAVE AND TO HOLD the same unto the said Grantees and Grantee's successors and assigns forever.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS,

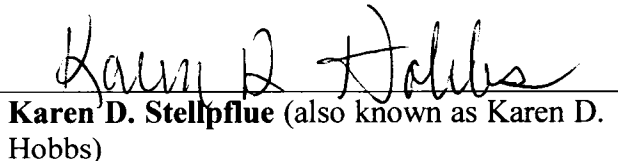
IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION 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 6th day of April, 2022



 Glenn L. Hobbs

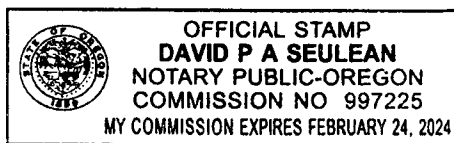
GRANTOR:

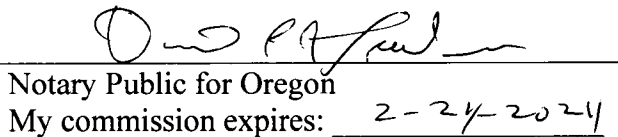


 Karen D. Stellplue (also known as Karen D. Hobbs)

STATE OF OREGON }
 } ss.
 County of Jackson }

On April 6, 2022, personally appeared the above-named **Glenn L. Hobbs** and acknowledged the foregoing to be his voluntary act and deed.

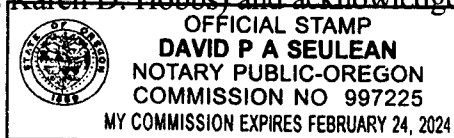


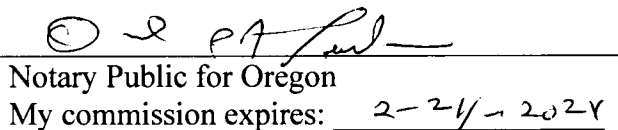


 Notary Public for Oregon
 My commission expires: 2-24-2024

STATE OF OREGON }
 } ss.
 County of Jackson }

On April 6, 2022, personally appeared the above-named **Karen D. Stellplue** (also known as ~~Karen D. Hobbs~~) and acknowledged the foregoing to be her voluntary act and deed.





 Notary Public for Oregon
 My commission expires: 2-24-2024