



2022-013332

Klamath County, Oregon

11/15/2022 12:11:02 PM

Fee: \$92.00

THIS SPACE RESERVED FOR RECORDER'S USE

Karen J. Conely

PO Box 22PO Box 22

Toquerville, UT 84774

Grantor's Name and Address

Karen Judith Conely, as Trustee of the Conely Hildy Family
Trust, dated December 23, 2020

PO Box 22PO Box 22

Toquerville, UT 84774

Grantee's Name and Address

After recording return to:

Karen Judith Conely

PO Box 22PO Box 22

Toquerville, UT 84774

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

Karen Judith Conely, as Trustee of the Conely Hildy Family
Trust

PO Box 22PO Box 22

Toquerville, UT 84774

File No. 565265AM

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Karen J. Conely,**

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey
unto **Karen Judith Conely, as Trustee of the Conely Hildy Family Trust, dated December 23, 2020,**

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:

**All that portion of the W1/2 of the W1/2 of the NW1/4 of the SE1/4 of Section 11, Township 35 South,
Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Northerly of the Sprague
River Road.**

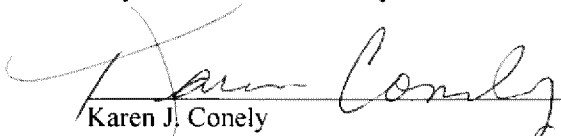
The true consideration for this conveyance is to correct Grantee on Quit Claim Deed recorded October 14,
2009, as document #2009-013357

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 14 day of NOVEMBER, 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.



Karen J. Conely

State of _____ } ss
County of _____ }

On this _____ day of November, 2022, before me, _____, a Notary Public in and for said state, personally appeared Karen J. Conely, 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.

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

Handwritten notes:
LHS
11/14/22
attached
acknowledged
K. Conely

UTAH ACKNOWLEDGMENT
Utah Code Annotated 46-1-6.5

State of Utah

County of

Washington

} ss.

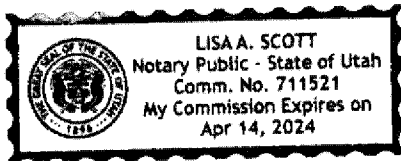
On this 14th day of November, in the year 2022, before me Lisa A. Scott
Date Month Year Name of Notary Public

a Notary Public, personally appeared

Karen J. Conely

Name(s) of Document Signer(s)

proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to in this document, and acknowledged ~~he~~/she/~~they~~ executed the same.



Lisa A. Scott
Signature of Notary Public

Place Notary Seal/Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or
fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Bargain and Sale Deed

Document Date: 11/14/2022 Number of Pages: _____

Signer(s) Other Than Named Above: NONE