

2023-000723

Klamath County, Oregon

AFTER RECORDING RETURN TO:

Parks & Ratliff, P.C.
620 Main Street
Klamath Falls OR 97601



00311144202300007230020025

02/02/2023 11:49:33 AM

Fee: \$87.00

GRANTOR'S NAME AND ADDRESS:

Leland Hunter and Leda Hunter
P O. Box 483
Bly, OR 97622

GRANTEE'S NAME AND ADDRESS:

Leland Wayne Hunter and
Leda Jean Hunter, Trustees of the
Hunter Family Living Trust,
uad January 31, 2023
P. O. Box 483
Bly, OR 97622

SEND TAX STATEMENTS TO:

Leland Wayne Hunter and
Leda Jean Hunter, Trustees
P. O. Box 483
Bly, OR 97622

BARGAIN AND SALE DEED

LELAND HUNTER and LEDA HUNTER, as tenants by the entirety, hereinafter referred to as grantor, conveys to **LELAND WAYNE HUNTER and LEDA JEAN HUNTER, TRUSTEES OF THE HUNTER FAMILY LIVING TRUST, UAD JANUARY 31, 2023** hereinafter referred to as grantee, the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lots 14 and 15, Block 5, BLEY-WAS HEIGHTS FIRST ADDITION, in the County of Klamath, State of Oregon.

Accounts: 407018; 407009

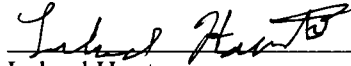
Map & Tax Lot Nos: 3714-003DA-00400; 3714-003DA-00300

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for estate planning purposes.

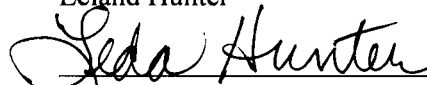
IN WITNESS WHEREOF, the grantor has executed this instrument this 31 day of January, 2023.

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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.



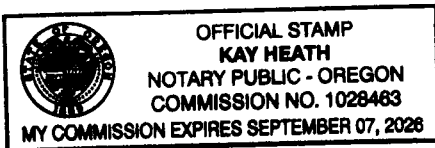
Leland Hunter

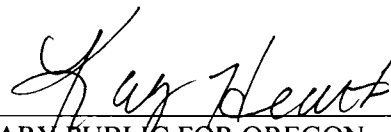


Leda Hunter

STATE OF OREGON; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 31 day of January, 2023,
by Leland Hunter and Leda Hunter.





NOTARY PUBLIC FOR OREGON
My Commission expires: 9-7-2026