

2023-003687

Klamath County, Oregon



00314765202300036870020021

05/15/2023 01:18:22 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

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

GRANTOR'S NAME AND ADDRESS:

Michelle P. Staunton
3725 Hill Road
Tulelake, CA 96134

GRANTEES' NAME AND ADDRESS:

Nathan Mitchell Staunton & Madeline Susan Bush Staunton
Co-Trustees of
The Staunton Revocable Family Trust
u.a.d. 04/03/2023
23910 Adams Point Road
Merrill, OR 97633

SEND TAX STATEMENTS TO:

Nathan M. Staunton
23910 Adams Point Road
Merrill, OR 97633

BARGAIN AND SALE DEED

Michelle P. Staunton, hereinafter referred to as grantor, conveys to **Nathan Mitchell Staunton and Madeline Susan Bush Staunton** as co-Trustees of the **The Staunton Revocable Family Trust u.a.d. 04/03/2023**, hereinafter referred to as grantee, that certain real property situated in the County of Klamath, State of Oregon, described as follows, to-wit:

That portion of Government Lot 4 of Section 15, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, lying North of the J Canal. EXCEPTING any portion lying within the right of way of Adams Point Road.

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., transfer of property asset(s) into Trust.

IN WITNESS WHEREOF, the grantor has executed this instrument as of the date set opposite from their respective signature, to follow.

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

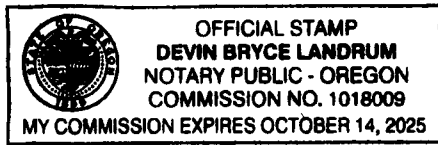
INQUIRY ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY,
UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11,
CHAPTER 424, OREGON LAWS 2007, SECTION 2 TO 9 AND 17, CHAPTER 855,
OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

5-12-2023
Date

Michelle P. Staunton
Michelle P. Staunton

STATE OF OREGON; County of Klamath) ss.

This instrument was acknowledged before me this 12th day of May, 2023, by Michelle P. Staunton.



Devin Landrum
NOTARY PUBLIC for OREGON
My Commission expires: 10-14-25