

After recording, return to:
Joel T. Smith
Cascadia Estate Planning
626 B Street
Springfield, Oregon 97477

2023-006480
Klamath County, Oregon



00318060202300064800010014

08/01/2023 10:19:21 AM

Fee: \$82.00

Until requested otherwise, send all
tax statements to:

Richard Mark Richardson, Jr., Trustee
Rick Richardson Living Trust dated June 29, 2023
6817 N. A St.
Springfield, OR. 97478

Bargain and Sale Deed

Marcia K. Richardson, Richard M. Richardson, Jr., and Marvin Andrew McGee and Lisa Ann McGee, Husband and Wife, Grantors, do hereby grant, bargain, sell and convey unto Richard Mark Richardson, Jr., Trustee, or his successors in interest, under the Rick Richardson Living Trust dated June 29, 2023, and any amendments thereto, Grantee, an undivided two-thirds interest in and to that certain real property, subject to liens and encumbrances of record, situated in Klamath County, Oregon, and legally described as:

W1/2 NW1/4 NW1/4 NW1/4 AND THAT PORTION OF THE E1/2 NW1/4 NW1/4 NW1/4 OF SECTION 16, TOWNSHIP 28 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, LYING WEST OF THE OLD OREGON TRUNK RAILWAY RIGHT OF WAY.

Consideration: The true consideration for this conveyance is \$0.

Parcel/Tax Account #: R87177


Map and Tax Lot: R-2808-01600-00600-000


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, 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 29th day of June, 2023.


Marcia K. Richardson, Grantor

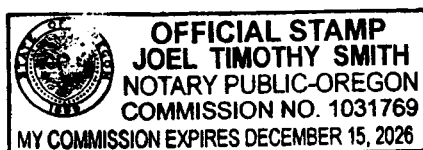

Marvin Andrew McGee, Grantor

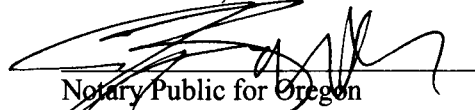

Richard M. Richardson, Jr., Grantor


Lisa Ann McGee, Grantor

STATE OF OREGON)
) ss.
County of Lane)

This instrument was acknowledged before me on the 29th day of June, 2023, by Marcia K. Richardson, Richard M. Richardson, Marvin Andrew McGee and Lisa Ann McGee, Grantors.




Notary Public for Oregon