

2023-006897

Klamath County, Oregon



00318565202300068970050056

08/14/2023 11:10:18 AM

Fee: \$102.00

Recording requested by
Frank E. Sieglitz, Grantor

Until a change is requested,
All tax statements and this deed
After recorded, shall be sent to
The following address:
Greg B. Sieglitz
P.O. Box 642
Sisters OR 97759

OREGON GIFT DEED
KLAMATH COUNTY OREGON

On this date AUGUST 7, 2023 Grantor, Frank
E. Sieglitz hereby conveys and donates to Grantee, Greg
B. Sieglitz, all right, title and interest that I possess in the
physical property described in Section 1 of this Deed,
below.

Grantor certifies and affirms that this is a gift deed, that
the consideration for the conveyance is \$0 and that no
consideration is being paid, expected or contemplated
for the conveyance.

1. Description of the Property: LOT 4 IN BLOCK 21
THIRD ADDITION TO RIVER PINE ESTATES,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON
FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON. (Nb. See Section 6 of
this Deed, below.)

2. Grantor's Information:

Grantor: Tel. #
Frank E. Sieglitz 541593626
Email

frank.sieglitz@gmail.com

Address

56895 Gina Lane, Bend OR 97707

3. Grantee's Information

Grantee: Tel.#
Greg B. Sieglitz, a single man 541-231-1934
Email

suntrout@gmail.com

Address

P.O. Box 642, Sisters OR 97759

4. Vesting, Title and Restrictions

Grantee and grantees heirs, successors and
assigns are seized in fee simple to hold the above
described property, with the tenements, hereditaments
and appurtenances thereunto belonging in any way
appertaining thereto. This conveyancer is made and

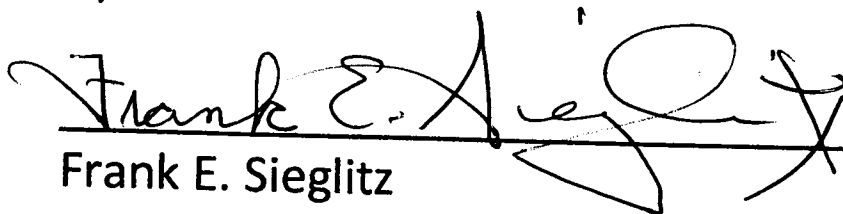
accepted subject to any and all encumbrances, including but not limited to taxes, conditions, restrictions and set back lines, if any, relating to the above-described property.

5. ORS 93.040 Required Admonitions are attached as next pages and are part of this Gift Deed.

6. This Deed recites the correct description of the property being conveyed, and thereby amends the and corrects the inaccurate description of the property set forth in Recorder's Deed stamped as 2023-000628, recorded on 01/21/2023 08:55:17 A.M. A second recording fee is paid herewith.

Executed this 7th day of AUGUST A.D. 2023

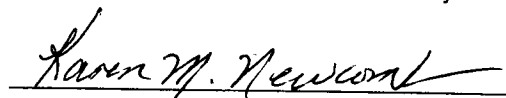
By Grantor


Frank E. Sieglitz

State of OREGON

County of Deschutes

Signed or attested before me on August 7, 2023 by Frank E. Sieglitz


Notary Public - State of Oregon



ADMONITIONS, p. A

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930 (Definitions for ORS

30.930 to 30.947), IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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. 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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."

ADMONITIONS, p. B

"BEFORE
SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE
TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS
195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND
195.305 (Compensation for restriction of use of real property due to land use regulation) TO
195.336 (Compensation and Conservation Fund) 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 (Definitions for
ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to
30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY
OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336),
195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real
property due to land use regulation) TO 195.336 (Compensation and Conservation Fund)
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."