

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

2023-010409
Klamath County, Oregon
12/05/2023 10:44:01 AM
Fee: \$82.00

Until requested otherwise, send all
tax statements to:

Marcia Kay Richardson, Trustee
Marcia Richardson Living Trust dated June 20, 2023
6817 N. A St.
Springfield, OR. 97478

Bargain and Sale Deed

Marcia K. Richardson and Richard M. Richardson, Jr., Grantors, do hereby grant, bargain, sell and convey unto Marcia Kay Richardson, Trustee, or her successors in interest, under the Marcia Richardson Living Trust dated June 20, 2023, and any amendments thereto, Grantee, an undivided one-half interest in that certain real property, subject to liens and encumbrances of record, situated in Klamath County, Oregon, and legally described as:

**THE W1/2 SW1/4 NW1/4 NW1/4 AND THAT PORTION OF THE E1/2 SW1/4 NW1/4
NW1/4 LOCATED WEST OF THE OLD OREGON TRUNK RAILWAY RIGHT OF
WAY IN SECTION 16, TOWNSHIP 28 SOUTH, RANGE 8 EAST OF THE
WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON**


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


Parcel/Tax Account #: 87532

Map and Tax Lot: R-2808-01600-01300

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.

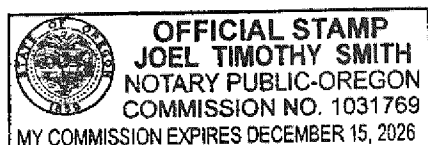
DATED this 29th day of June, 2023.

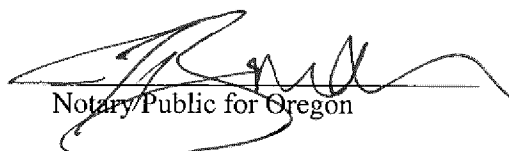

Marcia K. Richardson, Grantor


Richard M. Richardson, Jr., 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 and Richard M. Richardson, Grantors.




Notary Public for Oregon