

2023-010664

Klamath County, Oregon



00323051202300106640020025

12/13/2023 02:44:17 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

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

GRANTOR'S NAME AND ADDRESS:

David R Gagneur and Brook M. Gagneur
5048 Gatewood Dr.
Klamath Falls, OR 97603

GRANTEE'S NAME AND ADDRESS:

David Gagneur and Brook Gagneur
As Trustees of the Gagneur Family Revocable Living Trust dated August 10th, 2023
5048 Gatewood Dr.
Klamath Falls, OR 97603

SEND TAX STATEMENTS TO:

David Gagneur and Brook Gagneur
As Trustees of the Gagneur Family Revocable Living Trust dated August 10th, 2023
5048 Gatewood Dr.
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

David R. Gagneur and Brook M. Gagneur, hereinafter referred to as grantor, conveys to **David R. Gagneur and Brook M. Gagneur, as Trustees of the Gagneur Family Revocable Living Trust dated August 10th, 2023**, hereinafter referred to as grantee, their interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 7 in Block 4 of Tract 1035, Gatewood, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

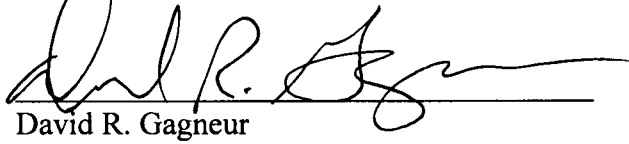
Map Tax Lot Number: 3909-014AC-04000
Property ID: 570787

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 13th day of December, 2023.

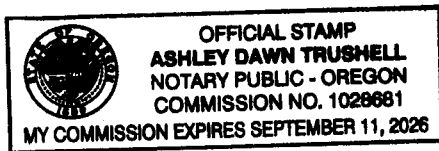
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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

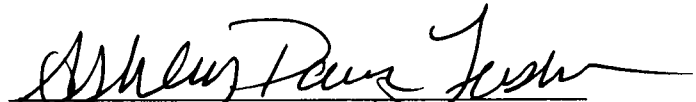
ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES,
AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF
NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301
AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON
LAWS 2007, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009,
AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.



David R. Gagneur

STATE OF Oregon; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 13 day of
December, 2023, by ~~Richard~~ David R. Gagneur.
dy.

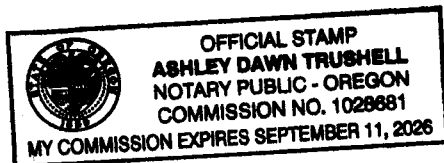


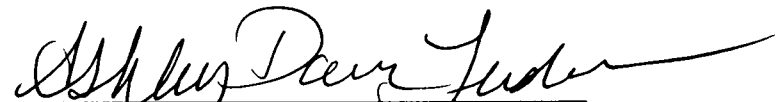

NOTARY PUBLIC FOR Oregon
My Commission expires: 9/11/2026


Brook M. Gagneur

STATE OF Oregon; County of Klamath) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 13 day of
December, 2023, by Brook M. Gagneur.




NOTARY PUBLIC FOR Oregon
My Commission expires: 9/11/2026