

Tru-line  
Returned at Counter

AFTER RECORDING RETURN TO:  
PLUM RIDGE FARMS, LLC  
5817 HAVENCREST DRIVE  
KLAMATH FALLS, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX  
STATEMENTS SHALL BE SENT TO THE  
FOLLOWING ADDRESS:  
PLUM RIDGE FARMS, LLC  
5817 HAVENCREST DRIVE  
KLAMATH FALLS, OR 97603

2023-010682  
Klamath County, Oregon



00323070202300106820010017

12/14/2023 09:19:32 AM

Fee: \$82.00

BARGAIN AND SALE DEED

Plum Ridge Farms, LLC, an Oregon Limited Liability Company, GRANTOR, CONVEYS TO Plum Ridge Farms, LLC, an Oregon Limited Liability Company, GRANTEE, THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN KLAMATH COUNTY, OREGON, TO-WIT:

LEGAL DESCRIPTION:

BEING A PORTION OF PARCEL 3 OF LAND PARTITION 27-21, SITUATED IN THE SW1/4 NW1/4 OF SECTION 2, TOWNSHIP 39 SOUTH, RANGE 9 EAST, WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF PARCEL 3 OF LAND PARTITION 27-21, THENCE N89°25'00"E, ALONG THE NORTHERLY LINE OF SAID PARCEL 3, 8.00 FEET; THENCE LEAVING SAID NORTHERLY LINE, S00°35'00"E 135.00 FEET TO A POINT ON THE SOUTHERLY LINE OF SAID PARCEL 3; THENCE S89°25'00"W, ALONG THE SAID SOUTHERLY LINE OF PARCEL 3, 8.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL 3; THENCE ALONG THE WEST LINE OF SAID PARCEL 3, N00°35'00"W 135.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1,350 SQUARE FEET, MORE OR LESS.

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

THE TRUE CONSIDERATION FOR THIS CONVEYANCE IS \$0. THE PURPOSE OF THIS CONVEYANCE IS TO CONVEY THE ADJUSTED AREA PURSUANT TO PROPERTY LINE ADJUSTMENT 9-23 (HERE COMPLY WITH THE REQUIREMENTS OF ORS 93.030)

DATE: 12/14/23

THOMAS R. BOCCHI

STATE OF OREGON) SS  
COUNTY OF KLAMATH)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 12/14/23  
BY THOMAS R. BOCCHI, AS MEMBER OF PLUM RIDGE FARMS, LLC, AN OREGON LIMITED LIABILITY COMPANY.

NOTARY PUBLIC FOR THE STATE OF OREGON

MY COMMISSION EXPIRES: July 31, 2027

