

2024-000517

Klamath County, Oregon



00324226202400005170010017

01/19/2024 01:21:01 PM

Fee: \$82.00

Returned at Counter

After recording, return to:
Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

Send tax statements to:
Richard A. Gilcrist
Trustee of the Richard A. Gilcrist Trust
4800 Denver Avenue
Klamath Falls, OR 97603

Grantor:
Richard A. Gilcrist, Trustee of the Delores
I. Gilcrist Revocable Living Trust
4800 Denver Avenue
Klamath Falls, OR 97603

Grantee:
Richard A. Gilcrist
Trustee of the Richard A. Gilcrist Trust
4800 Denver Avenue
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Richard A. Gilcrist, Trustee of the Delores I. Gilcrist Revocable Living Trust uad 05-11-07, Grantor, conveys to Richard A. Gilcrist, Trustee of the Richard A. Gilcrist Trust, Grantee, its interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 3, Block 2, CASCADE PARK, Klamath County, Oregon.

The true and actual consideration for this transfer is trust distribution.

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.

DATED this 16 day of January 2024.

Richard A. Gilcrist
Richard A. Gilcrist, Trustee of the Delores
I. Gilcrist Revocable Living Trust, Grantor

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me this 16 day of January 2024, the above-named Richard A. Gilcrist, Trustee of the Delores I. Gilcrist Revocable Living Trust, Grantor, and acknowledged the foregoing instrument to be his voluntary act. Before me:

Karen A. Baker
Notary Public for Oregon
My Commission expires: 7-12-25

