

2024-009615

Klamath County, Oregon

THIS SPACE PROVIDED FOR RECORDER'S USE C



00335327202400096150020021

11/04/2024 10:28:40 AM

Fee: \$87.00

Returned at Counter

WHEN RECORDED RETURN TO:

ROGER L WIRTH
1415 Palmer Cr Rd
Jacksonville, Oregon
97530

MAIL TAX STATEMENTS TO:

Roger L. Wirth
1415 Palmer Cr Rd
Jacksonville, Oregon 97530

BARGAIN AND SALE DEED

Roger Wirth, Trustee, of the Jeannine M. Wirth Revocable Living Trust dated March 4, 2022, Grantor, conveys to Worthwhile Holdings LLC, an Oregon limited liability company, Grantee, the following real property situated in Klamath County, Oregon, described as follows, to-wit:

**Lots 7 and 8, Block 13, Hillside Addition to the
City of Klamath Falls, Klamath County, Oregon.
Klamath County Assessor's Parcel No. 3809-028BB-09300**

There is no cash consideration for this transfer.

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. 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

BARGAIN AND SALE DEED

Page 1 of 2

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.

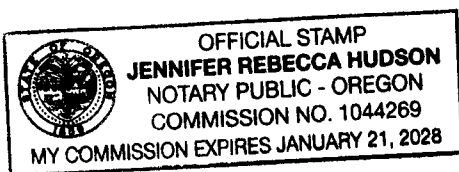
Dated this 4th day of NOVEMBER, 2024.

Grantor Signature:

Roger Wirth
Roger Wirth, Trustee of the Jeannine M. Wirth Revocable Living Trust dated March 4, 2022

STATE OF OREGON, COUNTY OF KLAMATH, ss:

This instrument was acknowledged before me on this 4th day of November,
2024 by Roger Wirth, Trustee on behalf of Jeannine M. Wirth Revocable Living Trust dated
March 4, 2022.



[Signature]
Notary Public
Signature of person taking acknowledgment

My commission expires 1/21/28