2024-010976 Klamath County, Oregon



12/19/2024 10:41:07 AM

Fee: \$87.00

Grantor's Name and Address:

Thomas H. Brownlie Terri L. Brownlie 555 S. Heather St. Cornelius, OR 97113

Grantee's Name and Address:

Thomas H. Brownlie and Terri L. Brownlie, Trustees of the Thomas and Terri Brownlie Trust dated October 22, 2024 555 S. Heather St. Cornelius, OR 97113

<u>Until a Change is Requested</u> Send all Tax Statements to:

Thomas H. Brownlie, Trustee Terri L. Brownlie, Trustee 555 S. Heather St. Cornelius, OR 97113

After Recording Return to:

Forest Grove Law Group LLC 2026 Pacific Avenue Forest Grove, OR 97116

BARGAIN AND SALE DEED

Thomas H. Brownlie and Terri L. Brownlie, Grantors, do hereby grant, bargain, sell and convey unto Thomas H. Brownlie and Terri L. Brownlie, Trustees, or the successor thereof, of the Thomas and Terri Brownlie Trust dated October 22, 2024, Grantees, and unto said Grantees' heirs, successors and assigns, all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 15, TALL PINES ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Note: Commonly known as: 130762 Muley Drive, Crescent Lake, Oregon

Note: Tax Account No.: 807871

The true consideration paid for this transfer is: \$None; this deed is to transfer property from the grantors as individuals to themselves as trustees of their Revocable Living Trust, and no monetary consideration is involved.

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 December 12, 2024.

Thomas H. Brownlie

Terri L. Brownlie

STATE OF OREGON

) ss.

COUNTY OF WASHINGTON

On December <u>12</u>, 2024, Thomas H. Brownlie and Terri L. Brownlie personally appeared and acknowledged the foregoing instrument to be their voluntary act and deed.

OFFICIAL STAMP
HEATHER MARIE NELSON
NOTARY PUBLIC - OREGON
COMMISSION NO. 1046448
MY COMMISSION EXPIRES MARCH 20, 2028

Notary Public for Oregon

My Commission Expires: 3-20-28