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Fee: \$82.00

After recording, return to: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601
Send tax statements to: Jefferey D. Faganello and Carroll H. Faganello, as Trustees of the J & C Faganello Trust 5166 Nickolas Drive Klamath Falls, OR 97603

Grantor:
Jefferey D. Faganello and Carroll H. Faganello
5166 Nickolas Drive
Klamath Falls, OR 97603

Grantee:
Jefferey D. Faganello and Carroll H. Faganello,
as Trustees of the J & C Faganello Trust
5166 Nickolas Drive
Klamath Falls, OR 97603

BARGAIN AND SALE DEED

Jefferey D. Faganello and Carroll H. Faganello, as tenants by the entirety, Grantors, convey to Jefferey D. Faganello and Carroll H. Faganello, Trustees of J & C Faganello Trust, Grantee, their interest in the following described real property situated in the County of Klamath, State of Oregon, to-wit:

Lot 35, Tract 1445, REGENCY ESTATES – PHASE 3, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this transfer is \$0.00.

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.

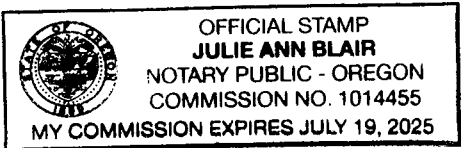
DATED this 23rd day of December, 2024.

Jefferey D. Faganello, Grantor

Carroll H. Faganello, Grantor

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me this 23rd day of December, 2024, the above-named Jefferey D. Faganello and Carroll H. Faganello, Grantors, and acknowledged the foregoing instrument to be their voluntary act. Before me:



Notary Public for Oregon
My Commission expires: 07/19/2025