

2025-006524

SPACE

Klamath County, Oregon



00345246202500065240020024

07/28/2025 02:47:50 PM

Fee: \$92.00

**Grantor:**

Diane Louise Banta  
2550 Granite Hill Road  
Grants Pass, OR 97526

**Grantees:**

Diane L. Banta, Trustee of the Diane L. Banta  
Living Trust u/a/d June 16, 2025  
2550 Granite Hill Road  
Grants Pass, OR 97526

**After recording return to:**

Christopher D. Mecca  
245 NW B Street  
Grants Pass, Oregon 97526

**Send all tax statements to:**

Diane L. Banta, Trustee  
2550 Granite Hill Road  
Grants Pass, OR 97526

**BARGAIN AND SALE DEED**

KNOW ALL BY THESE PRESENT that *Diane Louise Banta*, hereinafter called **Grantor**, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto *Diane L. Banta, Trustee of the Diane L. Banta Living Trust u/a/d June 16, 2025*, hereinafter called **Grantee**, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

**Parcel 1 of Land Partition 27-24, Klamath County, Oregon**

**To correct legal description of 2025-004831**

To have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$Zero. However, the actual consideration consists of Estate Planning Objectives with no monetary exchange.

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

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

IN WITNESS WHEREOF, the grantor has executed this instrument this 10<sup>th</sup> day of July, 2025.

Diane L Banta  
DIANE LOUISE BANTA

STATE OF OREGON     )  
                                  ) ss  
County of Josephine    )

This instrument was acknowledged before me on July 10, 2025, by Diane Louise Banta.

Lucinda A. Cunha  
Notary Public for Oregon

