

Until a change is requested, all tax statements shall be mailed to the following address:
10001 Monument Drive
Grants Pass, OR 97526

2009-004989
Klamath County, Oregon



04/10/2009 08:29:10 AM

Fee: \$21.00

AFTER RECORDING RETURN TO:
DEBORAH L. SORENSON
CAUBLE, DOLE, SORENSON & RANSOM, LLP
111 SE SIXTH STREET, PO BOX 398
GRANTS PASS, OR 97528

WARRANTY DEED - STATUTORY FORM

DONALD H. BELLVILLE, Grantor, conveys and warrants to DONALD H. BELLVILLE, Trustee of the DONALD H. BELLVILLE REVOCABLE TRUST, u/t/d April 3, 2009, Grantee, the following real property, free of encumbrances except as specifically set forth herein, situated in Klamath County, Oregon, to-wit:

TWP 24 RNGE 9, BLOCK SEC 36, TRACT SE4SE4, ACRES 40.00, POTENTIAL ADDITIONAL TAX LIABILITY

SUBJECT TO: 1) Liens and encumbrances of record, if any. 2) Easements, restrictions, reservations, covenants and conditions of record, or apparent on the ground. 3) Discrepancies, conflicts in boundary lines, shortage in area, encroachments or any other fact, which a correct survey would disclose.

Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple; that Grantor has good right to convey the property; that the property is free from encumbrances except as set forth in public record; and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

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 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.

NOTE TO ASSESSOR: THIS IS A CONVEYANCE TO A TRUSTEE PURSUANT TO A REVOCABLE TRUST AGREEMENT. GRANTOR HAS RESERVED FULL POWER TO REVOKE OR AMEND THE TRUST AND NO CHANGE SHOULD BE MADE IN ANY SPECIAL TAX TREATMENT AS THE GRANTOR HAS RETAINED THE FULL BENEFICIAL INTEREST IN THE PROPERTIES DESCRIBED.

The true consideration for this conveyance is \$none.

DATED this 3 day of April, 2009.

Donald H. Bellville

STATE OF OREGON, County of Josephine) ss. April 3, 2009.

The foregoing instrument was acknowledged before me by Donald H. Bellville.


Notary Public for Oregon
My Commission Expires: 3/19/11