

AFTER RECORDING, RETURN TO:
Debra A. Jugo/Trustee
6302 Harlan Drive
Klamath Falls, OR 97603

Until requested otherwise, send all
tax statements to:
Debra A. Jugo/Trustee
6302 Harlan Drive
Klamath Falls, OR 97603

2010-010947
Klamath County, Oregon



09/15/2010 10:54:36 AM

Fee: \$37.00

WARRANTY DEED

DEBRA A. LUGO, "Grantor," hereby convey and warrant, to **Debra A. Lugo**, as Trustee of the Debra A. Lugo Revocable Living Trust under agreement dated September 10, 2010, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, "Grantee," the following real property, free of encumbrances except for matters of public record:

All that portion of the SE 1/4 SE 1/4 of Section 18, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, lying Northeasterly of the Dalles-California Highway. Map No. 4010-18-1400

and more commonly known as 15751 Highway 39, Klamath Falls, Klamath County, Oregon 97603

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$0 per trust agreement.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 10 day of Sept., 2010.


DEBRA A. LUGO

STATE OF OREGON)
) ss.
County of KLAMATH)

The foregoing instrument was acknowledged before me this 10 day of September, 2010 by Debra A. Lugo.




Notary Public for Oregon