

2011-009696

Klamath County, Oregon



00106457201100096960010016

08/24/2011 08:18:39 AM

Fee: \$37.00

WARRANTY DEED

TIMOTHY J. MULLIGAN and HELEN L. MULLIGAN, Husband and Wife, GRANTORS hereby grant, bargain, sell, convey and warrant to TIMOTHY J. MULLIGAN and HELEN L. MULLIGAN, Trustees of the TIMOTHY J. MULLIGAN AND HELEN L. MULLIGAN REVOCABLE TRUST OF 2011, GRANTEES, and grantee's heirs, successors and assigns the following described real property free of liens and encumbrances, except as specifically set forth herein, situated in the County of KLAMATH, State of Oregon, to wit:

Lots 21 and 22, SPORTSMAN PARK, in the County of Klamath, State of Oregon.

CODE 78 MAP 3606-3CB TL 7200

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, of any; and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above-described encumbrances.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROEPRTY 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.

The true and actual consideration paid for this conveyance is \$0.00.
(Here comply with the requirements of ORS 93.030)

Dated this 19th day of August, 2011

Timothy J. Mulligan
TIMOTHY J. MULLIGAN

Helen L. Mulligan
HELEN L. MULLIGAN

STATE OF CALIFORNIA)
) SS
COUNTY OF HUMBOLDT)

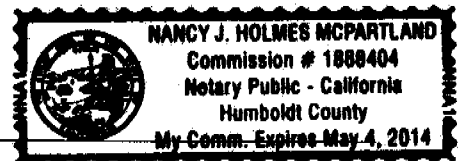
On August 19, 2011, before me, Nancy J. Holmes McPartland
a Notary Public in and for said County and State, personally appeared
TIMOTHY J. MULLIGAN and HELEN L. MULLIGAN

, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Nancy J. Holmes McPartland
NOTARY PUBLIC



After recording return to:
Timothy J. Mulligan & Helen L. Mulligan
P.O. Box 53
Trinidad, CA 95570

Until a change is requested, all tax statements shall be sent to:
Timothy J. Mulligan & Helen L. Mulligan
P.O. Box 53
Trinidad, CA 95570