

2014-006611

Klamath County, Oregon



00155046201400066110020027

06/23/2014 08:54:18 AM

Fee: \$47.00

Grantor:

Marjorie L. Schoenfelder
10050 NW Brady Lane
Portland, OR 97229

Grantee:

MARJORIE L. SCHOENFELDER
LIVING TRUST dated 4-28-14
10050 NW Brady Lane
Portland, OR 97229

After recording return to:

Marjorie L. Schoenfelder, Trustee
10050 NW Brady Lane
Portland, OR 97229

**Until a change is requested,
send tax statements to:**

Marjorie L. Schoenfelder, Trustee
10050 NW Brady Lane
Portland, OR 97229

Warranty Deed

MARJORIE L. SCHOENFELDER, "Grantor," hereby conveys and warrants, all right, title and interest to MARJORIE L. SCHOENFELDER and STEVEN PAUL SCHOENFELDER, Trustees, or their successors in trust, under the MARJORIE L. SCHOENFELDER LIVING TRUST, dated April 28, 2014 and any amendments thereto, "Grantee," the following real property situated in Klamath County, Oregon, free of encumbrances except for matters of public record:

Lot 9, Block 109, Buena Vista Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that is provided to Grantor under any policy of title insurance insuring Grantor's interest in the above described property. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument to the extent of coverage that is provided to Grantor under any policy of title insurance insuring Grantor's interest in the above described property.

The true and actual consideration paid for this conveyance is the mutual covenants contained in the Living Trust described above and the conveyance described herein which are for the purposes of estate planning and consist of value wholly other than cash.

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, 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.

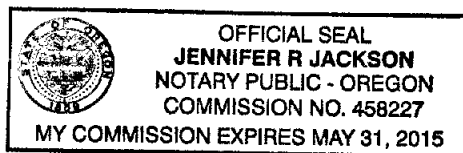
WITNESS the hand of said Grantor on this 28th day of April, 2014.

GRANTOR:

Marjorie L. Schoenfelder
MARJORIE L. SCHOENFELDER

STATE OF OREGON)
) ss.
COUNTY OF WASHINGTON)

This instrument was acknowledged before me on this 28th day of April, 2014, by MARJORIE L. SCHOENFELDER.



[Signature]
Notary Public for Oregon
My commission expires: May 31, 2015