

2015-002538

Klamath County, Oregon

AFTER RECORDING, RETURN TO:

Bruce R. Durkee, Esq.



03/24/2015 08:53:46 AM

Fee: \$52.00

UNTIL REQUESTED OTHERWISE,
SEND ALL TAX STATEMENTS TO:

Gary G. Mackenzie, Trustee
PO Box 155
La Canada, CA 91012

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

GARY G. MACKENZIE, and HIEN T. PHAM, with the rights of survivorship, Grantors, convey and specially warrant to GARY G. MACKENZIE, as Trustee of The Mackenzie Trust, dated February 9, 2015, Grantee, the following described real property free of encumbrances created or suffered by the Grantor, except as specifically set forth herein:

Land in Klamath County, Oregon, described more particularly as follows:

SEE ATTACHED AND INCORPORATED EXHIBIT A

The property is free of all encumbrances created or suffered by the Grantor except: None.

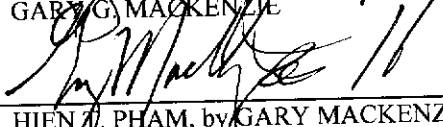
The true consideration for this conveyance is \$0.00. (Here, comply with the requirements of ORS 93.030.)

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 27th day of February, 2015

Grantors:


GARY G. MACKENZIE


HIEN T. PHAM, by GARY MACKENZIE, her attorney in fact

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Riverside)

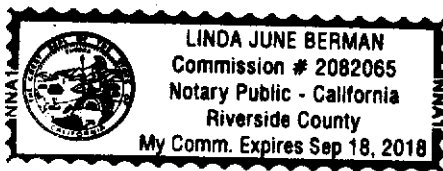
On February 27, 2015, before me, Linda June Berman, notary public, personally appeared GARY G. MACKENZIE who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their 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

Linda June Berman (Seal)



The legal description incorporated herewith has been taken from a previous deed recorded on December 8, 2005 document #M05-70729 and has not been verified as to authenticity or accuracy.

EXHIBIT A

Lot 13, TRACT 1432-QUAIL POINT ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being a replat of Parcel 2 of land Partition 27-93 and Lots 18-26, Block 10 of Buena Vista Addition, situated in the SW1/4 of Section 19 and the NW1/4 of Section 30, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.