

2015-003282

Klamath County, Oregon

RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:



00167625201500032820050053

LAW OFFICES OF PATRICIA A. SCOTT  
The Mansard Building  
2233 Santa Clara Avenue  
Alameda, CA 94501

04/09/2015 10:53:26 AM

Fee: \$62.00

MAIL TAX STATEMENTS TO:

Julie A. Baron  
4642 Driftwood Court  
El Sobrante, CA 94803

APN: R-3808-009D0-09700-000

**STATUTORY WARRANTY DEED**

The undersigned grantor(s) declares under penalty of perjury that the following is true and correct: THERE IS NO CONSIDERATION FOR THIS TRANSFER.

DOCUMENTARY TRANSFER TAX \$ <u>NONE (Transfer from Revocable Living Trust to Grantor's daughters due to death of Grantor)</u>
<u>COMPUTED ON FULL VALUE OF PROPERTY CONVEYED</u>
<u>COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES ASSUMED.</u>
<u>X REALTY NOT SOLD</u>

By this instrument dated February 12, 2015,

**Julie A. Baron** and **Karin L. Rossi**, Co-Trustees of The Theodore E. Siemens Living Trust Dated November 24, 1992,

hereby convey(s) and warrant(s) to **Julie A. Baron** and **Karin L. Rossi**, as tenants in common, Grantee(s)

the following described real property situated in the County of Klamath, State of Oregon, free of encumbrances except as specifically set forth herein, commonly known and described as 5019 Falcon Drive, Klamath Falls, Oregon, 97601 and described as shown in the attached description:

See Attached Exhibit "A", hereby incorporated by reference herein.

NO CONSIDERATION

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.

  
Karin L. Rossi, Co-Trustee

  
Julie A. Baron, Co-Trustee

**EXHIBIT A**

Lot 962, RUNNING Y RESORT, PHASE 4, THIRD ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-009D0-09700-000

Key No: 889477

**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.**

## ACKNOWLEDGEMENT

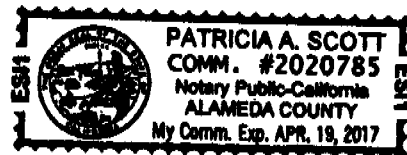
STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF ALAMEDA )

On February 12, 2015, before me, Patricia A. Scott, personally appeared, Julie A. Baron, 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 Pamela (Seal)



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.

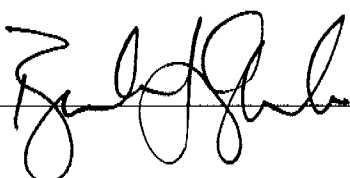
ACKNOWLEDGEMENT

STATE OF MISSOURI )  
 ) ss.  
COUNTY OF BOONE )

On MARCH 4<sup>TH</sup>, 2015, before me, BRANDEN GLASCOCK, personally appeared, KARIN ROSS, 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 MISSOURI that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

Branden L. Glascock  
Notary Public - Notary Seal  
STATE OF MISSOURI  
Commissioned for Boone County  
My Commission Expires: 10/2/2018  
ID #14304871