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05/13/2016 09:10:14 AM

Fee: \$42.00

**RECORDING REQUESTED BY  
AFTER RECORDING MAIL TO**

I

The Larson Law Firm, P.C.  
1800 Blankenship Rd., Ste 400  
West Linn, OR 97068

**UNTIL A CHANGE IS REQUESTED  
ALL TAX STATEMENTS SHALL BE  
SENT TO THE FOLLOWING ADDRESS:**

Robert A. Zumbo  
4726 Sumac Avenue  
Klamath Falls, OR 97603

I

Above Space for Recorder's Use Only

**WARRANTY DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ROBERT A. ZUMBO, as sole surviving Trustee of the Robert A. Zumbo and Raenelle J. Zumbo Family Trust, executed the 7 day of October, 2004, Grantor, conveys and warrants to ROBERT A. ZUMBO, Trustee of the Robert A. Zumbo Trust, executed the 7 day of October, 2004, Grantee, the following described real property free of encumbrances except as specifically set forth herein in the County of Klamath, State of Oregon:

Lot 2 in Block 3 of BANYON PARK TRACT NUMBER 1008, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

(Commonly known as: 4726 Sumac Avenue, Klamath Falls, Oregon, 97603)

The said property is free from encumbrances except COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, SET BACK LINES, POWERS OF SPECIAL DISTRICTS, AND EASEMENT OF RECORD, IF ANY.

"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, AND 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010."

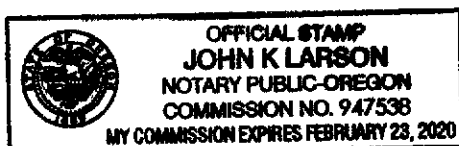
The true and actual consideration paid for this conveyance is the mutual covenants and conveyances contained herein, which are for purposes of estate planning, and consist of value wholly other than of cash.

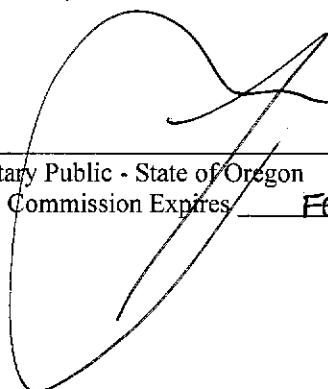
Date: April 28, 2016

  
Robert A. Zumbo, Trustee, Grantor

State of Oregon            )  
                                      )  
County of Deschutes        )           ss.

This instrument was acknowledged before me this 28 day of April, 2016, by ROBERT A. ZUMBO as sole surviving Trustee of the Robert A. Zumbo and Raenelle J. Zumbo Family Trust, executed the 7 day of October, 2004.



  
Notary Public - State of Oregon  
My Commission Expires Feb 23, 2020