

2016-011094

Klamath County, Oregon



00193880201600110940010010

10/18/2016 02:50:43 PM

Fee: \$42.00

AFTER RECORDING RETURN TO:

Colton Jearl Armstrong c/o Annamarie Lee Dunford
924 York Street
Aumsville, OR 97325

PLEASE ALSO SEND TAX STATEMENTS TO THE ADDRESS ABOVE

TRUSTEE'S DEED

This Trustee's Deed, executed this 18 day of October, 2016,

By Grantor, *Lucinda Lee Hitt*, Successor Trustee of the Glancy Revocable Living Trust dated December 9, 2010 of 1831 Fargo Avenue, Klamath Falls, Oregon 97603.

To Grantee, *Annamarie Lee Dunford*, as custodian for *Colton Jearl Armstrong* under the Uniform Transfers to Minors Act.

WITNESSETH, that the said Grantor, pursuant to the terms of the Glancy Revocable Living Trust dated December 9, 2010 which is hereby and acknowledged, does hereby remise, release, and quitclaim unto said Grantee forever, all the right, title, interest, and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Klamath, State of Oregon, To Wit:

Tax Lot 3612 2322 00100, Key 357495, M74-9887, Lots 1, 2, 3, Block 1, 1, 1

The true and actual consideration for this conveyance is **\$0.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSONS RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written. Signed, sealed, and delivered in the presence of:

Dated this 18 day of October, 2016.

(Signature of Witness)

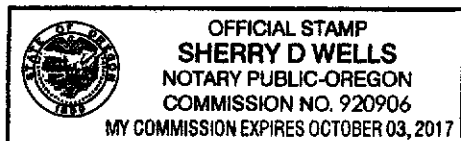
Lucinda Lee Hitt, Successor Trustee of the
Glancy Revocable Living Trust dated 12/09/2010

STATE OF OREGON

County of Klamath

} ss

On this 18th day of October, 2016, Lucinda Lee Hitt, personally appeared and acknowledged the foregoing instrument to be her voluntary act and deed.



Notary Public
My Commission Expires: 10-3-17