



2017-006299

Klamath County, Oregon

06/09/2017 09:53:00 AM

Fee: \$47.00

THIS SPACE RESER

After recording return to:

Gary Francis Pattee and Millie B. Pattee, Trustees of  
the Pattee Family Trust dated July 8, 2005

11553 E Tanque Verde Road

Tucson, AZ 85749-8273

Until a change is requested all tax statements  
shall be sent to the following address:

Gary Francis Pattee and Millie B. Pattee, Trustees of  
the Pattee Family Trust dated July 8, 2005

11553 E Tanque Verde Road

Tucson, AZ 85749-8273

File No. 168825AM

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### STATUTORY WARRANTY DEED

**Donald Conwell and Leona Conwell,**

**Co-Trustees, U/D/T dated June 18, 2002, F/B/O the Donald and Leona Conwell Joint Trust,**

Grantor(s), hereby convey and warrant to

**Gary Francis Pattee and Millie B. Pattee, Trustees of the Pattee Family Trust dated July 8, 2005,**

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

**Lot 12 in Block 5 of Sun Forest Estates, Tract 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

**R-2310-036C0-07300-000**

The true and actual consideration for this conveyance is **\$20,000.00.**

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, 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.

Dated this 1 day of June, 2017

Donald and Leona Conwell Joint Trust  
U/D/T dated June 18, 2002,

Donald Conwell  
Donald Conwell, Trustee

Leona Conwell  
Leona Conwell, Trustee

State of Oregon} ss.  
County of Douglas

On this 6/1/17 day of June, 2017, before me, Renee Kae Ross-Kramb Notary Public in and for said state, personally appeared Donald Conwell and Leona Conwell, Co-Trustees known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the , U/D/T dated June 18, 2002, F/B/O The Donald and Leona Conwell Joint Trust, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Renee Kae Ross-Kramb  
Notary Public for the State of Oregon»  
Residing at: OR  
Commission Expires: 1/22/21

