

2017-009477

Klamath County, Oregon



00208872201700094770020023

08/22/2017 12:59:46 PM

Fee: \$47.00

After Recording Return to:

Vicki Russell

9395 Harritt Rd Spc 286

Lakeside, CA 92040

**Until a change is requested, please forward all
tax statements to:**

Michelle Scheel

6637 Breckenridge Dr

Indianapolis, IN 46236

Tax Assessor's Acct No. R277122

GRANT DEED

(Trust to Individual)

GRANTOR: Michelle Scheel an individual whose street address is
6637 Breckenridge Dr, Indianapolis, IN 46236,
as Trustee under the provisions of a trust agreement dated December 14, 2000, and known
as the Arden A Park 2000 Trust,

does hereby Grant and Convey unto

GRANTEE: Vicki Russell,
the following lands and property, together with all improvements located thereon, lying in the County of
Klamath, State of Oregon, to-wit:

- ☐ See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full
☒ Legal Description:

Lot 17, Block 15, OREGON PINES, as same is shown on plat filed June 30, 1969 duly recorded in
the Office of the County Recorder of Klamath County.

Street Address of Real Property: n/a

The true and actual consideration paid for this transfer, stated in terms of dollars, is
\$ 2500.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE
TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER O.R.S. 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 ORS30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER O.R.S.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."

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

IN WITNESS WHEREOF, the Grantor, acting in her capacity as Trustee of the Arden A Park 2000 Trust, has executed the above instrument on this the 23 day of June, 2017.

Name of Trust: Arden A Park 2000

By: Michelle Scheel
Signature
Michelle Scheel
Type or Print Name

STATE OF Indiana, COUNTY OF Marion

The foregoing instrument was acknowledged before me this 6/23/17 (date) by Michelle Scheel (name of person acknowledged.)

My commission expires: 06/01/2024

Rebecca L Darnall
Notary Public
Rebecca L Darnall
Type or Print Name

