



THIS SPACE RESERVED FOR R

2017-009726

Klamath County, Oregon

08/29/2017 11:03:00 AM

Fee: \$47.00

After recording return to:

Joseph Smith and Sarah Smith

6214 Reeder Rd

Klamath Falls, OR 97603

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

Joseph Smith and Sarah Smith

6214 Reeder Rd

Klamath Falls, OR 97603

File No. 176662AM

STATUTORY WARRANTY DEED

David E. King and Robin M. King, Trustees of David and Robin King Living Trust Dated December 23, 2009,
Grantor(s), hereby convey and warrant to

Joseph Smith and Sarah Smith, as Tenants by the Entirety,

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:

SE1/4 SE1/4; W1/2 SE1/4 of Section 2, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THERFROM that portion conveyed for Property Line Adjustment #4-15 described as follows:

Beginning at a point on the South line of Parcel 2 of Land Partition 31-93, from which the Southeast corner of said Parcel 2 bears North 89° 32' 43" East 35.00 feet; thence South 00° 03'34" East 329.54 feet; Thence South 65° 17' 52" West 490.22 feet; thence North 10° 23' 30" West 95.18 feet; Thence North 20° 16' 20" West 147.22 feet; thence North 09° 22' 19" West 23.47 feet; thence North 32° 36' 18" West 114.41 feet; thence North 39° 19' 24" West 146.40 feet; thence North 65° 10' 05" West 18.66 feet; thence North 74° 00' 30" West 40.60 feet; thence North 56° 38' 53" East 83.02 feet to a point on the said South line of Parcel 2; thence North 89° 32' 43" East 658.07 feet to the point of beginning.

EXCEPTING THEREFROM laying in Long Lake Road.

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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:

2017-2018 Real Property Taxes, a lien not yet due and payable.

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 28th day of August, 2017.

David and Robin King Living Trust

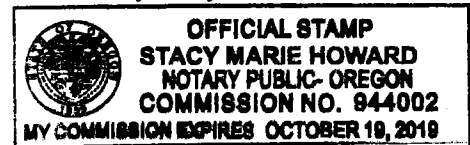
By: David E. King, Trustee
David E. King, Trustee

State of Oregon} ss.
County of Klamath}

On this 28 day of August, 2017, before me, Stacy Howard a Notary Public in and for said state, personally appeared David E. King known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the David and Robin King Living Trust Dated December 23, 2009, 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.

Stacy Howard
Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires: 10-19-19



David and Robin King Living Trust

By: Robin M. King, Trustee
Robin M. King, Trustee

State of Oregon} ss.
County of Klamath}

On this 28 day of August, 2017, before me, Stacy Howard a Notary Public in and for said state, personally appeared Robin M. King known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the David and Robin King Living Trust Dated December 23, 2009, 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.

Stacy Howard
Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires: 10-19-19

