

2018-003216

Klamath County, Oregon



00219153201800032160010010

WARRANTY DEED

03/23/2018 09:13:23 AM

Fee: \$42.00

Gino Morosin
Lila Lee Morosin,
Grantors

Returned at Counter

Gino Morosin, Trustee
Lila Lee Morosin, Trustee
5824 Havencrest Drive
Klamath Falls, OR 97603
Grantees

After recording return to: Grantee

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

KNOW ALL MEN BY THESE PRESENTS, that GINO MOROSIN and LILA LEE MOROSIN, husband and wife, hereinafter called Grantor for the consideration hereinafter stated, do hereby convey and warrant to GINO MOROSIN, Trustee, and LILA LEE MOROSIN, Trustee, Trustees of the Morosin Family Living Trust, dated March 22, 2018, hereinafter called Grantee, and unto Grantees' heirs, successors and assigns all of that certain real property with the tenements, hereditments and appurtenances thereunto belonging or in anywise appertaining to the following described real property herein in Klamath County, Oregon, to-wit:

Lot 16 in Block 6 of Tract 1262, THIRD ADDITION TO NORTH HILLS, according to the official plat thereof on file in the office of the County Clerk, Klamath County,.

and will warrant and defend the same against all persons who may lawfully claim the same,

To Have and to Hold the same unto the said grantee and grantee's heirs, successor and assigns forever.

The true consideration for this conveyance is the sum of OTHER THAN MONEY.

Dated this 22nd of March 2018.

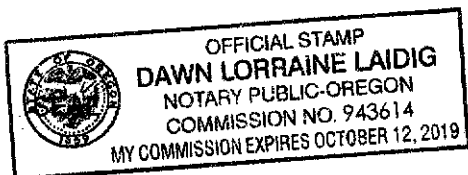
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

Gino Morosin

Lila Lee Morosin

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Gino Morosin and Lila Lee Morosin and acknowledged the foregoing instrument to be their voluntary act and deed this 22nd day of March, 2018.



Before me:

Notary Public for Oregon
My Commission expires: 10/12/19