

2018-011791

Klamath County, Oregon



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09/27/2018 11:44:51 AM

Fee: \$82.00

Returned at Counter

Recording Requested by:

Bonnie A. Lam

Attorney for Grantor(s)

111 N. Seventh Street

Klamath Falls, OR 97601

AFTER RECORDING, RETURN TO:

Chester and Karen Skrocki, Trustees

4345 Lombard Drive

Klamath Falls, OR 97603

Until requested otherwise, send all

tax statements to:

Chester and Karen Skrocki, Trustees

4345 Lombard Drive

Klamath Falls, OR 97603

WARRANTY DEED

Chester B. Skrocki Jr and Karen G. Skrocki, "Grantor," hereby conveys, grants, sells and warrants, to Chester B. Skrocki Jr and Karen G. Skrocki, as Trustees of the *Family Trust of Chester B. Skrocki Jr and Karen G. Skrocki* under agreement dated September 26, 2018, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, "Grantee," the following real property, situated in Klamath County, State of Oregon, free of encumbrances except for matters of public record:

LOT 7 AND N 1/2 OF LOT 8, BLOCK 9, FIRST ADDITION TO CYPRESS VILLA, IN THE COUNTY OF KLAMATH, STATE OF OREGON

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEEES AND GRANTEEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$0 per trust agreement.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 26th day of September, 2018.

Chester B. Skrocki Jr
CHESTER B. SKROCKI JR

Karen G. Skrocki
KAREN G. SKROCKI

STATE OF OREGON

)

) ss.

County of KLAMATH

)

The foregoing instrument was acknowledged before me this 26 day of September, 2018 by Chester B. Skrocki Jr and Karen G. Skrocki.

Rose A. Garcia

Notary Public for Oregon

My Commission Expires: February 15, 2022

