

Returned at Counter

2018-011792

Klamath County, Oregon

Recording Requested by:

Bonnie A. Lam

Attorney for Grantor(s)

111 N. Seventh Street

Klamath Falls, OR 97601



00229435201800117920020026

09/27/2018 11:45:07 AM

Fee: \$87.00

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:

See Exhibit A"

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 26<sup>th</sup> day of September, 2018.

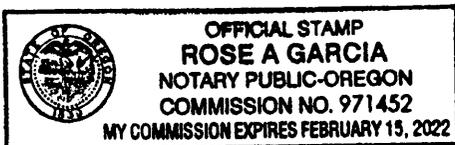
Chester B. Skrocki Jr  
CHESTER B. SKROCKI JR

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



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Lot 129 of TRACT 1277, being a re-plat of Lots 35 through 42 of Block 1 of "HARBOR ISLES - TRACT 1209"; Lots 43 and 44, 48 through 58, and 64 through 71 of Block 1 of the "FIRST ADDITION TO HARBOR ISLES - TRACTS 1252"; Lots 1 through 6 and 9 through 23 of Block 2 of the "SECOND ADDITION TO HARBOR ISLES - TRACT 1259"; and a portion of Blocks A, B, and 4 of the "SHIPPINGTON ADDITION TO KLAMATH FALLS, OREGON", all situated in the SW1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon."

Unofficial Copy