

Returned at Counter

Recording Requested by:  
Bonnie A. Lam  
Attorney for Grantor(s)  
111 N. Seventh Street  
Klamath Falls, OR 97601

2019-001963  
Klamath County, Oregon



03/04/2019 02:26:42 PM

Fee: \$82.00

AFTER RECORDING, RETURN TO:

Gary and Charless Long, Trustees  
PO Box 1257  
Klamath Falls, OR 97601

Until requested otherwise, send all  
tax statements to:  
Gary and Charless Long, Trustees  
PO Box 1257  
Klamath Falls, OR 97601

## WARRANTY DEED

GARY D. LONG and CHAR LESS M. LONG, "Grantor," hereby conveys, grants, sells and warrants, to Gary D. Long and Charless M. Long, as Trustees of the *Gary and Charless Long Revocable Living Trust* under agreement dated February 27, 2019, 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:

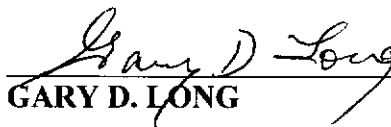
**Lot 4, Tract 1285, MALLARD BAY, situated in the SE ¼ SW ¼ and Government Lot 4 of Section 31, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.**

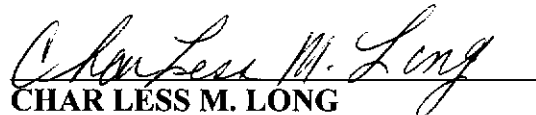
THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEE(S) AND GRANTEE(S)' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS 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.

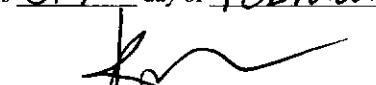
Dated this 27 day of Feb, 2019.

  
GARY D. LONG

  
CHAR LESS M. LONG

STATE OF OREGON )  
County of KLAMATH ) ss.

The foregoing instrument was acknowledged before me this 27 day of February, 2019 by Gary D. Long and Char Less M. Long.

  
Notary Public for Oregon  
My Commission Expires: 2/16/2023

