



THIS SPACE RESERVED FOR

2019-002311  
Klamath County, Oregon  
03/13/2019 01:48:01 PM  
Fee: \$92.00

After recording return to:  
Karl Eric Tinney and Shirley Jean Tinney  
PO Box 335  
Azalea, OR 97410

Until a change is requested all tax statements shall be  
sent to the following address:  
Karl Eric Tinney and Shirley Jean Tinney  
PO Box 335  
Azalea, OR 97410  
File No. 284378AM

STATUTORY WARRANTY DEED

Paula Jane Sabo and Blanche Patricia Sabo Co-Successor Trustees of the Sabo Living Trust dated November 22, 1993,  
Grantor(s), hereby convey and warrant to

Karl Eric Tinney and Shirley Jean Tinney, 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:

Lots 7 and 8, Block 5, Tract No. 1019, WINEMA PENINSULA UNIT #2, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon,  
EXCEPTING THEREFROM all that portion conveyed to the State of Oregon, by and through its Department of Transportation, Highway Division, by Warranty Deed recorded May 14, 1990 in Volume M90 at Page 9164, Klamath County records.

The true and actual consideration for this conveyance is \$17,000.00.  
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:

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 8<sup>th</sup> day of March, 2019.

Paula Jane Sabo and Blanche Patricia Sabo Co-Successor Trustees of the Sabo Living Trust dated November 22, 1993

By: Paula Jane Sabo  
Paula Jane Sabo, Co-Successor Trustee

By: Blanche Patricia Sabo, Co-Successor Trustee  
Blanche Patricia Sabo, Co-Successor Trustee

State of Oregon } ss Clackamas  
County of ~~Washington~~

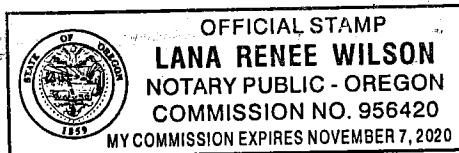
On this 8<sup>th</sup> day of March, 2019, before me, \_\_\_\_\_ a Notary Public in and for said state, personally appeared Paula Jane Sabo, Co-Successor Trustee of the Sabo Living Trust dated November 22, 1993, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.  
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

\_\_\_\_\_  
Notary Public for the State of Oregon  
Residing at: \_\_\_\_\_  
Commission Expires: \_\_\_\_\_

State of Oregon } ss Clackamas  
County of Clackamas

On this 8<sup>th</sup> day of March, 2019, before me, Lana Renee Wilson a Notary Public in and for said state, personally appeared Blanche Patricia Sabo, Co-Successor Trustee of the Sabo Living Trust dated November 22, 1993, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.  
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Lana Renee Wilson  
Notary Public for the State of Oregon  
Residing at: 414 NW 15th Ave, Canby, OR 97013  
Commission Expires: 11/7/2020



# INDIVIDUAL ACKNOWLEDGMENT

State/Commonwealth of Oregon } ss.  
County of Klamath

On this the 11<sup>th</sup> day of March, 2019, before  
me, Twila Jean Pellegrino, the undersigned Notary  
Name of Notary Public

Public, personally appeared Paula Jane Sabo, Successor,  
Name(s) of Signer(s)

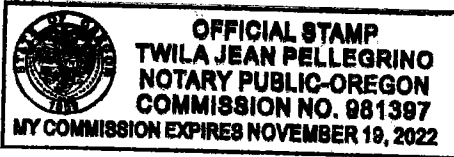
Trustee of the  
Sabo Living Trust

☐ personally known to me – OR –

☒ proved to me on the basis of satisfactory  
evidence

to be the person(s) whose name(s) is/are  
subscribed to the within instrument, and  
acknowledged to me that he/she/they  
executed the same for the purposes therein  
stated.

WITNESS my hand and official seal.



Twila Jean Pellegrino  
Signature of Notary Public

Twila Jean Pellegrino  
Other Required Information (Printed Name of Notary, Residence, etc.)

Place Notary Seal and/or Any Stamp Above

## OPTIONAL

Although the information in this section is not required by law, it may prove valuable to  
persons relying on the document and could prevent fraudulent removal and reattachment  
of this form to another document.

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

### Right Thumbprint of Signer

Top of thumb here