

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

2019-006357
Klamath County, Oregon



00241688201900063570010016

06/06/2019 03:02:46 PM

Fee: \$82.00

AFTER RECORDING, RETURN TO:

John & Sarah Turnage, Trustees
11951 Crossbill Dr
Klamath Falls, OR 97601

Until requested otherwise, send all

tax statements to:

John & Sarah Turnage, Trustees
11951 Crossbill Dr
Klamath Falls, OR 97601

WARRANTY DEED

John Turnage and Sarah Turnage, "Grantor," hereby conveys, grants, sells and warrants, to **John R. Turnage and Sarah E. Turnage**, as Trustees of the **John and Sarah Turnage Joint Revocable Living Trust** under agreement dated June 5, 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 986, RUNNING Y RESORT PHASE 12, TRACT 1423, according to the official plat thereof on file in the office of the County Clerk, 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.

 6-5-19
JOHN TURNAGE Date

 6-5-19
SARAH TURNAGE Date

STATE OF OREGON)

County of KLAMATH) ss.

The foregoing instrument was acknowledged before me this 5th day of June, 2019 by **John Turnage and Sarah Turnage**.




Notary Public for Oregon
My Commission Expires: 2/6/2023