

2019-008247

Klamath County, Oregon



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07/22/2019 03:20:25 PM

Fee: \$87.00

**GRANTORS NAMES AND ADDRESS**

ANTHONY HESSLER and LINDA HESSLER  
Successor Co-Trustees of the  
OPAL OLIVE SOUZA FAMILY TRUST-REVOCABLE  
LIVING TRUST OF OPAL OLIVE SOUZA dated  
August 11, 2004  
4710 Pepperwood Court  
Klamath Falls, Oregon 97603

**GRANTEES NAMES AND ADDRESS**

ANTHONY HESSLER and LINDA HESSLER  
4710 Pepperwood Court  
Klamath Falls, Oregon 97603

**AFTER RECORDING RETURN TO:**

NEAL G. BUCHANAN, Attorney  
435 Oak Avenue  
Klamath Falls, Oregon 97601

**UNTIL A CHANGE IS REQUESTED, SEND**

**TAX STATEMENTS TO:**

Grantees

**WARRANTY DEED - STATUTORY FORM**

**ANTHONY HESSLER and LINDA HESSLER, Successor Co-Trustees of the OPAL OLIVE SOUZA FAMILY TRUST-REVOCABLE LIVING TRUST OF OPAL OLIVE SOUZA dated August 11, 2004, GRANTORS, convey and warrant to ANTHONY HESSLER and LINDA HESSLER, husband and wife, the following described real property free of encumbrances except as specifically set forth herein situated in Klamath County, Oregon, to-wit:**

Lot 2 in Block 25 of TRACT 1127 - NINTH ADDITION TO  
SUNSET VILLAGE, according to the official plat thereof  
on file in the office of the County Clerk of Klamath  
County, Oregon.

Map Tax Lot: R-3909-012DC-00600-000 Account number: R567238

SUBJECT TO contracts and/or liens for irrigation and/or drainage,  
reservations, easements, restrictions and rights of way of record.

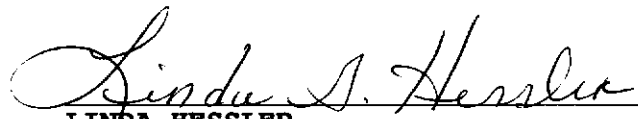
The true and actual consideration for this conveyance is \$0. However,  
the actual consideration consists of or includes other property or value  
given or promised which is the whole consideration, being distribution from  
out of the said Trust pursuant to the provisions thereof.

"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 AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS, 2010."

IN WITNESS WHEREOF, the said **GRANTORS** have executed this instrument the 22<sup>nd</sup> day of July, 2019.

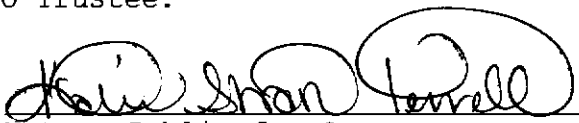
  
**ANTHONY HESSLER**

  
**LINDA HESSLER**

State Of Oregon            )  
                                      ) ss.  
County of Klamath        )

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of July, 2019 by **ANTHONY HESSLER** as Successor Co-Trustee.




  
Notary Public for Oregon  
My commission expires: 4-7-23

State Of Oregon            )  
                                      ) ss.  
County of Klamath        )

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of July, 2019 by **LINDA HESSLER** as Successor Co-Trustee.



  
Notary Public for Oregon  
My commission expires: 4-7-23