

Returned at Counter

After recording return to:
Trudy K. Evans
5220 Harlan Drive
Klamath Falls, OR 97603
Grantor

2019-014271

Klamath County, Oregon



00251322201900142710010010

12/09/2019 03:50:30 PM

Fee: \$82.00

Until a change is requested, all tax statements
shall be sent to the following address:

Trudy K. Evans

Same as above

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That Trudy K. Evans, hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by Trudy K. Evans, Trustee, of the Trudy K. Evans Living Trust hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

That part of Tract 47 of HOMEDALE more particularly described as follows: Beginning at a point on the Northeasterly boundry of Tract 47 of HOMEDALE, said point beging 149.8 feet Northwesterly from the Northeast corner of Tract 47; thence Southwesterly, parallel to the Westerly boundary of Tract 47, 300.0 feet to the Souththerly boundry of Tract 47; thence Northwesterly along the Southerly boundry of Tract 47, 68 feet; thence Northeasterly, parallel to the Westerly boundry of Tract 47, 300.0 feet to the Northerly boundry of Tract 47; thence Southwesterly along said Northeasterly boundry, 68 feet to the point of beginning.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every party of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars is other than money.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

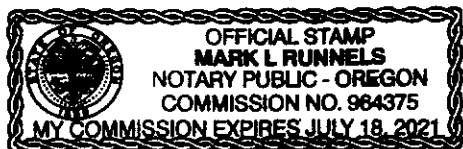
In Witness Whereof, the undersigned grantors, have executed this instrument this 9th day of December 2019.

Trudy K. Evans

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Trudy K. Evans and acknowledge the foregoing instrument to be her voluntary act and deed.

(S E A L)



Before me:

Notary Public for Oregon

My Commission Expires: July 18, 2021