



2020-005416

Klamath County, Oregon

04/29/2020 11:23:55 AM

Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Carlos Olson

PO Box 102

Merrill, OR 97633

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

Carlos Olson

PO Box 102

Merrill, OR 97633

File No. 355702AM

STATUTORY WARRANTY DEED

**Carol Virginia Boring and Teri Dawn Boring Cline,
Co-Trustees of the Carol Virginia Boring Trust dated January 2, 2003,**

Grantor(s), hereby convey and warrant to

Carlos Olson,

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:

Lot 7 in Block 7, ORIGINAL TOWN OF MERRILL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

The true and actual consideration for this conveyance is \$22,150.00.

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 28 day of April, 2020.

Carol Virginia Boring Trust

By Carol V Boring trustee
Carol Virginia Boring, Trustee

By Teri Dawn Cline Trustee
Teri Dawn Boring Cline, Trustee

State of Oregon} ss.
County of Klamath}

On this 28 day of April, 2020, before me, Nicole Sheri Galpin a Notary Public in and for said state, personally appeared Carol Virginia Boring as trustee for the Carol Virginia Boring Trust known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the , and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Nicole Sheri Galpin

Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires: May 22, 2023

