



THIS SPACE RESERVED FOR

2020-006644

Klamath County, Oregon

06/01/2020 10:40:01 AM

Fee: \$87.00

After recording return to:

Robert MacKenzie and Cheryl MacKenzie

P.O. Box 183

Bonanza, OR 97623

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

Robert MacKenzie and Cheryl MacKenzie

P.O. Box 183

Bonanza, OR 97623

File No. 348088AM

STATUTORY WARRANTY DEED

Casey Noble and Sheri Noble, Trustees of Casey and Sheri Noble Revocable Living Trust,

Grantor(s), hereby convey and warrant to

Robert MacKenzie and Cheryl MacKenzie, 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:

Parcel A:

Parcel 1 of Land Partition 16-06, being a replat of Parcel 3 of Land Partition 32-02 situated in the NE1/4 SE1/4 of Section 9, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Parcel B:

Parcel 2 of Land Partition 16-06, being a replat of Parcel 3 of Land Partition 32-02 situated in the NE1/4 SE1/4 of Section 9, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$300,000.00.

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:

87 HWT

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 21st day of May, 2020.

Casey and Sheri Noble Revocable Living Trust

Casey Noble
Casey Noble, Trustee

Sheri Noble
Sheri Noble, Trustee

State of Oregon} ss.
County of Klamath}

On this 21 day of May, 2020, before me, Lisa Legget-Weatherly a Notary Public in and for said state, personally appeared Casey Noble and Sheri Noble known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Casey and Sheri Noble Revocable Living Trust, 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.

Lisa Legget-Weatherly
Notary Public for the State of Oregon

Residing at: Klamath

Commission Expires: 10/1/2023

