

2020-009824

Klamath County, Oregon

08/10/2020 08:09:37 AM

Fee: \$87.00

WHEN RECORDED RETURN TO:
MAIL TAX STATEMENT TO:
Harbor Trust INC
3824 Cedar Springs Rd #801-1362
Dallas, TX 75219

WARRANTY DEED

The GRANTOR(S):

- Charles P. Boone, married, with a mailing address of 13963 Washita Ct,
Carmel, IN 46033,

for and in consideration of: Four Thousand One Hundred Seventeen Dollars
(\$4,117.00) and other good and valuable consideration grants, bargains, sells,
conveys and warranties to

The GRANTEE(S):

- Harbor Trust, Inc. with a mailing address of 468 Old Harbor Road,
Westport, MA 02790,

the following described real estate, situated in the County of Klamath, State of
Oregon:

**Lot 33, Block 91, KLAMATH FALLS FOREST ESTATES, Highway 66, Plat 4,
Klamath County, Oregon**

R391114

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions,
restrictions, rights of way and easements of record the grantor hereby covenants
with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted
premises and has good right to sell and convey the same; and that Grantor, his heirs,
executors and administrators shall warrant and defend the title unto the Grantee, his
heirs and assigns against all lawful claims whatsoever.

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.

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.

Grantor Signature(s):

DATED: 8/7/2020

Charles P Boone

Charles P. Boone
13963 Washita Ct
Carmel, IN 46033

STATE OF Indiana
COUNTY OF Hamilton

SS:

This instrument was acknowledged before me on this 7 day of August, 2020 by Charles P. Boone.

Kimberly Ann Sharpe

Notary Public
Signature of person taking
acknowledgment

Notary
Title (and Rank)

My commission expires 10/14/2027

