

Mark Runnels
Returned at Counter

Francisco J. Venegas and Teresa Venegas
Grantors

Francisco J. Venegas and Teresa Venegas, Trustees
8544 Reeder Road
Klamath Falls, OR 97603
Grantees

2020-010020

Klamath County, Oregon



00263695202000100200020023

08/13/2020 10:35:31 AM

Fee: \$87.00

After recording return to:
Grantees

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

WARRANTY DEED

"Rerecorded at the request of Francisco J. Venegas and Teresa Venegas, Grantors and Grantees to correct Warranty Deed previously recorded in Vol. 2020 and Page 7589 on June 22, 2020."

KNOW ALL MEN BY THESE PRESENTS, That Francisco J. Venegas and Teresa Venegas, hereinafter called the grantors, for the consideration hereinafter stated, to grantors paid by Francisco J. Venegas and Teresa Venegas, Trustees of the VENEGAS FAMILY TRUST hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the said grantees and grantees' 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:

See EXHIBIT "A" Attached hereto and incorporated herein.

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 August 12, 2020.

Francisco J. Venegas

Teresa Venegas

STATE OF OREGON, County of Klamath)ss.

Personally appeared before me, the above named Francisco J. Venegas and Teresa Venegas and each acknowledge the foregoing instrument to be their voluntary act and deed.

(S E A L)



Before me:
Notary Public for Oregon

EXHIBIT 'A'

Begining at the quarter corner between Sections 29 and 30, township 39 South, Range 10 East of the Willamette Meridian and running thence North along the Easterly line of Section 30 a distance of 206 feet; thence West 846 feet, more or less, to a drain ditch; thence South and parallel with the Easterly line of Section 30 a distance of 206 feet to the South line of the SE1/4 and NE 1/4 of Section 30, thence East 846 feet to the point of beginning, Klamath County, Oregon.

In Witness Whereof, the undersigned grantor, has executed this instrument August 12 2020.

Francisco J. Venegas
Francisco J. Venegas

Teresa Venegas
Teresa Venegas

STATE OF OREGON, County of Klamath)ss.

On August 12, 2020, personally appeared the above named Francisco J. Venegas and Teresa Venegas and each acknowledged the foregoing instrument to be their voluntary act and deed.

Before me: Mark L. Runnels
Notary Public for Oregon
My Commission Expires, July 18, 2021

