



THIS SPACE RESERVED FOR

2020-010604

Klamath County, Oregon

08/25/2020 09:30:00 AM

Fee: \$87.00

After recording return to:

Shane Lee Robbins and Deanna Lyn Robbins

18780 Hazel Grove

Clatskanie, OR 97016

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

Shane Lee Robbins and Deanna Lyn Robbins

18780 Hazel Grove

Clatskanie, OR 97016

File No. 391719AM

STATUTORY WARRANTY DEED

Jeffrey A Haagenson, Successor Trustee of the Marguerite L. Haagenson Revocable Living Trust dated October 5, 2010,

Grantor(s), hereby convey and warrant to

Shane Lee Robbins and Deanna Lyn Robbins, 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:

The West 1/2 of the South 1/2 of the South 1/2 of the Northeast Quarter of the Southeast Quarter, Section 8, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon

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

2508-00800-02700

The true and actual consideration for this conveyance is \$45,000.00.

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:

"2020-2021 Real Property Taxes, a lien not yet due and payable"

Return to:

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 20 day of August, 2020.

Marguerite L. Haagenson Revocable Living Trust dated October 5, 2010

Jeffrey A. Haagenson Successor Trustee
Jeffrey A. Haagenson, Successor Trustee

State of Oregon } ss.
County of Multnomah }

On this 20th day of August, 2020, before me, Aaron Allan a Notary Public in and for said state, personally appeared Jeffrey A. Haagenson known or identified to me to be the person whose name is subscribed to the foregoing instrument as successor trustee of the Marguerite L. Haagenson Revocable Living Trust, and acknowledged to me that he/she/they executed the same as Successor 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.

Aaron Allan

Notary Public for the State of Oregon »
Residing at: Lake Oswego
Commission Expires: 06-30-2024

