

2020-012942

Klamath County, Oregon



00267002202000129420020025

10/08/2020 03:37:02 PM

Fee: \$87.00

This document prepared by (and after recording  
return to):

Name: Christine M Ross

Firm/Company: *The Godsy Irrevocable*

Address: 3833 Chester Street *Living Trust*

Address 2:

City, State, Zip: North Bend, OR 97459

Phone: 541-267-5397

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

3833 Chester Street

North Bend, OR 97459

Escrow No.

MT94601-LW

Title No.

0094601

MT94601-LW

-----Above This Line Reserved For Official Use Only-----

### WARRANTY DEED (Husband and Wife to a Trust)

#### KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, David E Godsy Sr and *Debbie* Deborah L Godsy, Husband and Wife, hereinafter referred to as "Grantors", do hereby grant, bargain, sell, convey, and warrant unto Christine M Ross, as Trustee of The Godsy trust, dated October 8, 2020, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Klamath, State of Oregon, to-wit:

*Parcel 2 of land Partition 46-99, being Lot 16 in Block 1 of tract 1164, situated in the SE 1/4 NE 1/4 of Section 19, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon. See exhibit A.*  
Describe Property of State "SEE DESCRIPTION ATTACHED"  
Prior instrument reference: Volume 321, Page 474, Document No. ~~20200100~~ 20200100, of the Office of the County Clerk, Klamath County, Oregon.

The True and Actual Consideration paid for this transfer, stated in terms of dollars, is \$ 10.00. [However, the actual consideration consists of or included other property or value given or promised which is ☒ the whole ☒ part of the (indicate which) consideration.] (The sentence between the symbols ([ ]), if not applicable, should be deleted. See ORS 93.030.)

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

In construing this deed, where the context so required, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2020 shall be ☐ prorated between Grantors and Grantee as of the date selected by Grantors and Grantee, or ☒ paid by Grantee, or ☐ paid by Grantors.

The property herein conveyed ☐ is not a part of the homestead of Grantors, or ☒ is part of the homestead of Grantors.

WITNESS Grantor(s) hand(s) this the 8th day of October, 2020.

David E Godsy Sr  
Grantor

{Type Name} David E Godsy Sr

Deborah L Godsy  
Grantor

{Type Name} Deborah L Godsy

This instrument will 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 and to determine any limits on lawsuits against farming or forest practices as defined in ORS 30.930.

State of OREGON

County of Klamath

This record was acknowledged before me on October 8, 2020 by Deborah + David Godsey (name of person acknowledged).

[Signature]  
Notary Public - State of Oregon

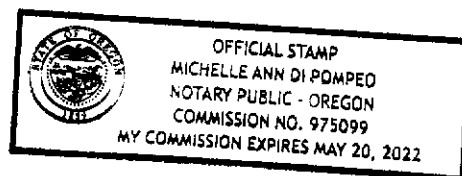




Exhibit A

THIS SPACE RESERVED FOR

2018-009940

Klamath County, Oregon

08/22/2018 01:02:00 PM

Fee: \$92.00

After recording return to:

David Godsy and Deborah Godsy

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

David Godsy and Deborah Godsy

File No. 252979AM

### STATUTORY WARRANTY DEED

**Colin W. Hicks and Karla J. Hicks, as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

**David Godsy and Deborah Godsy, 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:

**Lot 15, Block 1, TRACT 1164, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$20,000.00.

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:

**2018-2019 Real Property Taxes, a lien not yet due and payable.**

72 HAJT