

2020-013438

Klamath County, Oregon



00267577202000134380020028

10/19/2020 03:52:26 PM

Fee: \$87.00

GRANTORS NAME AND ADDRESS

THOMAS C ROGERS
MARGARET A. ROGERS
5602 Homedale Road
Klamath Falls, Oregon 97603

GRANTEES NAME AND ADDRESS

THOMAS ROGERS and MARGARET ROGERS,
Trustees of the THOMAS AND
MARGARET ROGERS TRUST
5602 Homedale Road
Klamath Falls, Oregon 97603

AFTER RECORDING RETURN TO

NEAL G. BUCHANAN, Attorney at Law
435 Oak Avenue
Klamath Falls, Oregon 97601

SEND TAX STATEMENTS TO

GRANTEES
5602 Homedale Road
Klamath Falls, Oregon 97603

WARRANTY DEED - STATUTORY FORM

THOMAS C ROGERS and MARGARET ANN ROGERS, Grantors, convey and warrant to **THOMAS ROGERS and MARGARET ROGERS, Trustees of the THOMAS AND MARGARET ROGERS TRUST uad 10-19-20 Grantees,** all of that certain real property described as follows:

A tract of land situated in the NW 1/4 SE 1/4 of Section 14, Township 39 South, Range 9 East of the Willamette Meridian, more particularly described as follows:

Beginning at an iron pin on the West boundary of Homedale Road, said point being West a distance of 30 feet and South a distance of 1720 feet from the Northeast corner of the SW 1/4 NE 1/4 of said Section 14; thence South along the West boundary of Homedale Road a distance of 200.0 feet to an iron pin; thence West a distance of 470.6 feet to an iron pin on the Easterly right of way line of Lateral F-5 (or Lateral A-3-B); thence Northeasterly along said Easterly right of way line to an iron pin located West a distance of 390.2 feet from the above described beginning point; thence East a distance of 390.2 feet, more or less, to the point of beginning.

The true and actual consideration for this conveyance is \$0. However, the actual consideration consists of or includes other

property or value given or promised which is the whole consideration, being for estate planning purposes.

"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 AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS, 2010."



THOMAS C ROGERS, Grantor


MARGARET A. ROGERS, Grantor

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on the 19th day of October, 2020, by **THOMAS C ROGERS** and **MARGARET A. ROGERS**, Grantors.




NOTARY PUBLIC FOR OREGON
My Commission Expires: 1-18-22