

2020-013935

Klamath County, Oregon

10/28/2020 10:42:00 AM

Fee: \$92.00

**RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:**

Darrin W. Mercier
Law Office of Darrin W. Mercier
205 Lane Street
Yreka, CA 96097

**UNTIL A CHANGE IS REQUESTED
SEND ALL TAX STATEMENTS TO:**

Charles R. Hug and Annette D. Hug
4603 Bridle Trail
Santa Rosa, CA 95409

GRANTEE:

Charles R. Hug and Annette D. Hug, Trustees
of the 2020 Charles R. Hug and Annette D. Hug Revocable Trust, dtd May 6, 2020
4603 Bridle Trail
Santa Rosa, CA 95409

WARRANTY DEED

FOR VALUE RECEIVED, CHARLES R. HUG and ANNETTE D. HUG, as tenants by the entirety, Grantors, do hereby grant, bargain, sell and convey unto, CHARLES R. HUG and ANNETTE D. HUG, as trustees of the 2020 CHARLES R. HUG and ANNETTE D. HUG REVOCABLE TRUST, dtd May 6, 2020, as Grantee, all that certain real property located in Klamath County, Oregon, and more particularly described as follows:

The W1/2 W1/2 of Section 8; the W1/2 NE1/4, NW1/4 NW1/4, SE1/4 NW1/4, and NE1/4 SW1/4 of Section 17; the NE1/4 NE1/4 of Section 18; all in Township 39 South, Range 5 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 3905-00000-00400-000
Tax Account No: 3905-00000-00600-000

Key No: 72281
Key No: 72307

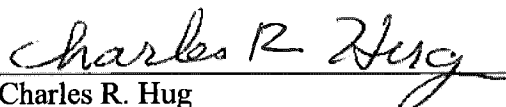
TOGETHER WITH all improvements, easements, hereditaments and appurtenances thereto, and subject to such rights, easements, covenants, restrictions and zoning regulations as appear of record or based upon the premises.


The consideration for this transfer is ZERO DOLLARS (transfer to revocable living trust).

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.

IN WITNESS WHEREOF, Grantors have hereunto subscribed their names to this instrument effective the 15 day of October 2020.

GRANTORS:


Charles R. Hug


Annette D. Hug

[notarial to follow on next page]

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)

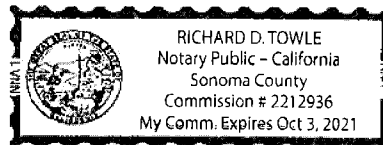
COUNTY OF Sonoma)

On 10/15/2020 before me, RICHARD D. Towle Notary Public, personally appeared CHARLES R. HUG who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Richard D. Towle



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)

COUNTY OF Sonoma)

On 10/15/2020 before me, RICHARD D. Towle Notary Public, personally appeared ANNETTE D. HUG who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Richard D. Towle

