

AFTER RECORDING, RETURN TO:

Byron and Penny Haneckow, Trustor/Trustee
c/o Lam Law Office PC
111 N. 7th St
Klamath Falls, OR 97601

2020-014116

Klamath County, Oregon



00268329202000141160020028

10/30/2020 03:30:08 PM

Fee: \$87.00

Until requested otherwise, send all tax statements to:

Byron Haneckow and Penny Haneckow, Trustor/Trustee
2004 Ogden St
Klamath Falls, OR 97603

WARRANTY DEED

Byron D. Haneckow and Penny I. Haneckow, "Grantor," hereby conveys, grants, sells and warrants, to Byron D. Haneckow and Penny I. Haneckow, as Trustees of the *Byron and Penny Haneckow Joint Revocable Living Trust* under agreement dated October 28, 2020, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, "Grantee," the following real property, situated in **Klamath County**, State of Oregon, free of encumbrances except for matters of public record:

See Exhibit "A"

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$0 per trust agreement.

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.

Byron D. Haneckow 10/28/20 Penny I. Haneckow 10-28-2020
BYRON D. HANECKOW Date PENNY I. HANECKOW Date

STATE OF OREGON

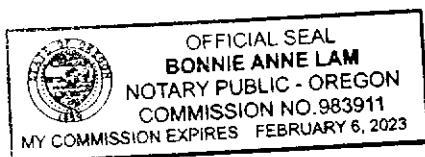
)
) ss.
)

County of KLAMATH

The foregoing instrument was acknowledged before me this

28 day of October

2020 by Byron D. Haneckow and Penny I. Haneckow.



[Signature]
Notary Public for Oregon

Exhibit A

Beginning at a point 1237.5 feet north and 528 feet east of an iron pin driven into the ground at the southwest corner of the Otis V. Saylor land in the SW¹/₄ NW¹/₄ of Section 1, Township 39 South, Range 9 E., W.M. and which iron pin is 30 feet east of the center of a road intersecting the KP-Lakeview Highway from the north and 30 feet north of the center of said Highway; thence north 330 feet; thence east 132 feet; thence south 330 feet; thence west 132 feet to the place of beginning.

SUBJECT TO: Taxes for the current fiscal year, 1972-73, which are now a lien but not yet payable; Easements and rights of way of record and those apparent on the land, if any; Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; and Reservations and restrictions as shown in Deed recorded August 29, 1945, in Deed Book 179 at page 365.