

After recording return to:

Steven L. Roberts  
23708 1<sup>st</sup>. Street NE  
Aurora, OR 97002

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

Steven L. Roberts  
23708 1<sup>st</sup>. Street NE  
Aurora, OR 97002

2020-015690

Klamath County, Oregon



12/02/2020 01:19:25 PM

Fee: \$92.00

**PROPERTY LINE ADJUSTMENT DEED  
& CREATION OF AN INGRESS-EGRESS EASEMENT**

The true consideration for this conveyance is to complete "Property Line Adjustment 16-20". The purpose of this deed is to provide an accurate legal description of the subject property following the said Property Line Adjustment.

I, Steven L. Roberts, Grantor, convey to, Steven L. Roberts, Grantee, the following described real property situated in Klamath County, Oregon, to-wit:

See attached "Exhibit A"

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.

The true consideration for this conveyance is \$0. (Here comply with the requirements of ORS 93.030) THIS CONVEYANCE IS MADE PURSUANT TO "PROPERTY LINE ADJUSTMENT 16-20".

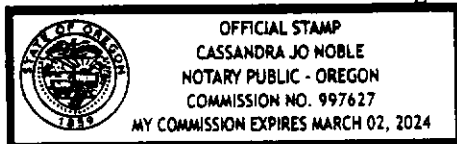
I also hereby create a 10 (ten) foot wide ingress-egress easement along the Southerly 10 feet of the property described on "Exhibit A" herein for the benefit of the adjoining land to the South. Said easement to provide vehicular access around the northerly side of the existing storage unit facility. Said land to the South is more particularly described in Deed Volume 2020 - 015689, deed records of Klamath County, Oregon


Dated this 1st day of Dec., 2020.

  
Steven L. Roberts

State of Oregon } ss  
County of Clackamas }

This instrument was acknowledged before me on December 1st, 2020 by Steven L. Roberts





Notary Public for the State of Oregon

My commission expires: March 2, 2024

**"Exhibit A"**

**A portion of the SE1/4 NW1/4, Section 2, T39S, R9EWM, Klamath County, Oregon, being more particularly described as follows:**

**Beginning at a 1 inch axle marking the Southwesterly corner of Lot 82 Pleasant Home Tracts, Klamath County, Oregon; thence S89°50'03"E along the Southerly boundary of said Lot 82, said Pleasant Home Tracts, a distance of 660.48 feet to a 5/8" iron pin with Tru-Line Surveying plastic cap per record of survey no. 5749; thence S00°10'12"W 1081.83 feet to the point of beginning; thence N00°10'12"E 61.64 feet; thence S88°45'43"E 82.51 feet; thence S00°10'12"W 60.10 feet; thence N89°49'48"W 82.50 feet to the point of beginning containing 5,022 square feet, more or less and with bearings based on the Oregon Coordinate Reference System (OCRS) for the Bend-Klamath Falls zone. See "Map of Survey" for "Property Line Adjustment 16-20".**