



2020-017010
Klamath County, Oregon
12/30/2020 10:16:02 AM
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Elena Dominguez
PO Box 523
Bonanza, OR 97623

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

Elena Dominguez
PO Box 523
Bonanza, OR 97623

File No. 420561AM

STATUTORY WARRANTY DEED

Michael Steven Robinson,
Trustee U/D/T dated July 15, 1991, F/B/O the Edwin Nelson Robinson 1991 Trust,

Grantor(s), hereby convey and warrant to:

Elena Dominguez,

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 24 in Block 33, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT NO. 2, 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 \$6,000.00.

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:

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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.

Dated this 24 day of Dec 2020.

The Edwin Nelson Robinson 1991 Trust

By:

Michael Steven Robinson, Trustee
Michael Steven Robinson, Trustee

State of Colorado ss.
County of Lincoln

On this 24th day of December, 2020, before me, Karri Margaret McCleave, a Notary Public in and for said state, personally appeared Michael Steven Robinson known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the U/D/T dated July 15, 1991, F/B/O/ the Edwin Nelson Robinson 1991 Trust, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Karri Margaret McCleave
Notary Public for the State of Colorado
Residing at: Wellington, CO 80549
Commission Expires: 4/16/2023

KARRI MARGARET MCCLEAVE
NOTARY PUBLIC - STATE OF COLORADO
NOTARY ID 20194014474
MY COMMISSION EXPIRES APR 16, 2023