

2021-001665

Klamath County, Oregon

02/04/2021 02:12:01 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

Todd B. Maddox
Attorney at Law
P.O. Box 128
Medford, OR 97501

SEND TAX STATEMENTS TO:

Patricia C. Mould, Trustee
3098 Lazy Creek Drive
Medford, OR 97504

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that **Patricia C. Mould, Grantor**, owner of the following described real property situated in Klamath County, Oregon, does hereby convey and warrant said real property unto **Patricia C. Mould, Trustee of the Patricia Mould Living Trust dated February 4, 2021, Grantee**, free of encumbrances except as specifically set forth herein and those of record and those apparent upon the land, if any:

Lot 28, Block 7, Tract No. 1017, MOUNTAIN LAKES HOMESITES, according to the official plat thereof on file in the office of the Clerk Of Klamath County, Oregon

There is no monetary consideration for this transfer. The transfer is made 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, 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,

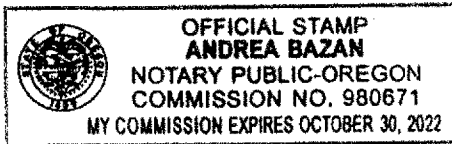
UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated: February 4, 2021

Patricia C. Mould
Patricia C. Mould

STATE OF OREGON)
) ss
County of Jackson)

Personally appeared before me on February 4, 2021, the above-named PATRICIA C. MOULD, and acknowledged the foregoing instrument to be her voluntary act and deed.



Amg
NOTARY PUBLIC FOR OREGON
My commission expires: 10/30/22

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