

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. (ORS 93.040 (1))

ASSESSOR PARCEL NO. R328960
NOTE: Deed prepared by Grantor below.
NAME: Daniel Wheeler, Tr
ADDRESS: 1004 Commercial Ave # 1089
CITY/ST/ZIP: Anacortes, WA 98221

WHEN RECORDED MAIL TO (GRANTEE):
MAIL TAX STATEMENTS TO (GRANTEE):
NAME: Michael Kincade, Tr
ADDRESS: 4720 Loch Lomond Dr
CITY/ST/ZIP: Carmichael, CA 95608

2021-006317
Klamath County, Oregon



00278591202100063170020021

04/21/2021 03:31:42 PM

Fee: \$87.00

SPECIAL WARRANTY DEED

SALE PRICE
\$4100.00

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, the Grantor (Seller) whose name(s) is/are.

Daniel E. Wheeler and Carol L. Wheeler, Co-Trustees of the Wheeler Family Trust, 1979

Does convey and specially warrants to:

Michael Kincade Trustee of the Michael Kincade Revocable Trust of 2014

Grantee, the following described real property free of encumbrances created by the Grantor, situated in:

Klamath County, Oregon

Block 31, Lot 87 of the 4th Addition to Nimrod River Park as shown on the map in

Official Records of said county. MAPTAXLOT# R-3610-012A0-00300

Witness Whereof, my hand has been set on April 15th, 2021

Carol L. Wheeler
Signature in line above

[Signature] TRUSTEE
Signature on line above

TRUSTEES CAROL L. Wheeler Daniel E. Wheeler
Print on line above

Print on line above

State of California, County of
Subscribed and sworn to (or affirmed) before me on this
day of , by

proved to me on the basis of satisfactory evidence to be
the person(s) who appeared before me.

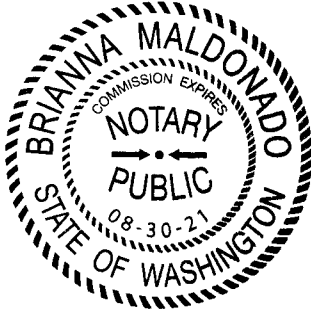
Signature (seal)

see attached

STATE OF Washington }
County of Skagit } SS:

I certify that I know or have satisfactory evidence that Daniel E. Wheeler and Carol L. Wheeler is the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument, on oath stated they are/is authorized to execute the instrument as Trustees of Wheeler Family Trust to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: April 15th 2021 Brianna Maldonado



Notary Public in and for the State of Washington
Residing at Mount Vernon WA 98273
My appointment expires: 08/30/2021