



08/19/2021 10:45:25 AM

Fee: \$92.00

**RECORDING COVER SHEET (Please Print or Type)**

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

THIS SPACE RESERVED FOR USE BY  
THE COUNTY RECORDING OFFICE

**AFTER RECORDING RETURN TO:**

IVORY PINE REVOCABLE LIVING TRUST  
C/O KIMBALL WALLIS  
PO BOX 249  
ST. PAUL, OR 97137

1) **TITLE(S) OF THE TRANSACTION(S)** ORS 205.234(a)  
STATUTORY WARRANTY DEED

2) **DIRECT PARTY / GRANTOR(S)** ORS 205.125(1)(b) and 205.160  
KIMBALL L. WALLIS  
JOANNE K. WALLIS

3) **INDIRECT PARTY / GRANTEE(S)** ORS 205.125(1)(a) and 205.160  
IVORY PINE REVOCABLE LIVING TRUST

4) **TRUE AND ACTUAL CONSIDERATION**  
ORS 93.030(5) – Amount in dollars or other  
\$ 0.00 ☐ Other

5) **SEND TAX STATEMENTS TO:**  
IVORY PINE REVOCABLE LIVING  
TRUST, C/O KIMBALL WALLIS  
PO BOX 249, ST. PAUL, OR 97137

6) **SATISFACTION of ORDER or WARRANT** ORS 205.125(1)(e)  
CHECK ONE: ☐ FULL  
(If applicable) ☐ PARTIAL

7) **The amount of the monetary obligation imposed by the order or warrant.** ORS 205.125(1)(c)  
\$ 0.00

8) **If this instrument is being Re-Recorded, complete the following statement, in accordance with ORS 205.244:** “RERECORDED AT THE REQUEST OF \_\_\_\_\_ TO CORRECT \_\_\_\_\_  
PREVIOUSLY RECORDED IN BOOK \_\_\_\_\_ AND PAGE \_\_\_\_\_, OR AS FEE NUMBER \_\_\_\_\_.”

Kimball L. Wallis, and  
Joanne K. Wallis,  
**Grantors.**

Ivory Pine Revocable Living Trust  
PO Box 249  
St. Paul, OR 97137;  
**Grantee.**

**After recording, return to:**  
Ivory Pine Revocable Living Trust  
c/o Kimball Wallis  
PO Box 249  
St. Paul, OR 97137

**Send tax statements and notices to:**  
Ivory Pine Revocable Living Trust  
c/o Kimball Wallis  
PO Box 249  
St. Paul, OR 97137

#### **STATUTORY WARRANTY DEED**

The above named Grantors convey and warrant to the **Ivory Pine Revocable Living Trust**, Grantee, the following described real properties free of liens and encumbrances, except as specifically set forth herein, situated in Klamath County, Oregon:

#### **LEGAL DESCRIPTION:**

1. Lot 11, Block 3 of the First Addition to Nimrod River Park, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon. (For reference only: Klamath County Assessor Parcel #345996; Map Tax Number 3611-007B0-05800.)
2. Lot 10, Block 8, North Bly, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon. (For reference only: Klamath County Assessor Parcel #365919; Map Tax Number 3614-034DC-09800.)

**The true consideration for this conveyance is \$0.**

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. 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. 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, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES, 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 17<sup>th</sup> day of August, 2021.

Kimball L. Wallis  
Kimball L. Wallis

Joanne K. Wallis  
Joanne K. Wallis

State of OREGON                    )  
  ) ss.  
Marion County                    )

This Instrument was acknowledged before me on the 17 day of August, 2021 by Kimball L. Wallis and Joanne K. Wallis.

Karen Tuck  
Notary Public - State of Oregon

My Commission Expires: January 5, 2024

