

2021-013488

Klamath County, Oregon

AFTER RECORDING, RETURN TO:  
Eric and Terri Horn, Trustor/Trustee  
130 Washington St  
Klamath Falls, OR 97601



09/03/2021 11:46:14 AM

Fee: \$82.00

Until requested otherwise, send all tax statements to:  
Eric and Terri Horn, Trustor/Trustee  
130 Washington St  
Klamath Falls, OR 97601

## WARRANTY DEED

Eric Horn and Terri Horn, "Grantor," hereby conveys, grants, sells and warrants, to Eric M. Horn and Terri S. Horn, as Trustees of the *Eric and Terri Horn Joint Revocable Living Trust* under agreement dated August 31, 2021, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, "Grantee," the following real property, situated in **Klamath County**, State of Oregon, free of encumbrances except for matters of public record:

**Lot 9, Block 5, EWAUNA HEIGHTS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon**

(Situs: 130 Washington St, Klamath Falls, Oregon)

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEEES AND GRANTEEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$0 per trust agreement.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

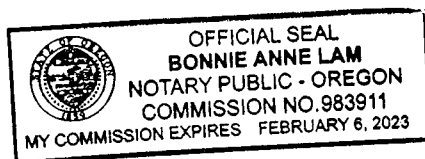
Eric Horn 8-31-2021  
ERIC HORN Date

Terri Horn 8-31-21  
TERRI HORN Date

STATE OF OREGON  
County of KLAMATH

)  
) ss.  
)

The foregoing instrument was acknowledged before me this 31 day of August, 2021 by Eric Horn and Terri Horn.



[Signature]  
Notary Public for Oregon

Returned at Counter