

Lam Law
Returned at Counter

AFTER RECORDING, RETURN TO:
Raymond and Beverley Miller, Trustor/Trustee
5315 Mason Ln
Klamath Falls, OR 97601

2021-014363
Klamath County, Oregon



09/21/2021 01:14:28 PM

Fee: \$82.00

Until requested otherwise, send all tax statements to:
Raymond and Beverley Miller, Trustor/Trustee
5315 Mason Ln
Klamath Falls, OR 97601

WARRANTY DEED

Beverley Gomez (now known as **Beverley Miller**), "Grantor," hereby conveys, grants, sells and warrants, to **Raymond C. Miller and Beverley V. Miller**, as Trustees of the **Raymond and Beverley Miller Joint Revocable Living Trust** under agreement dated September 17, 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:

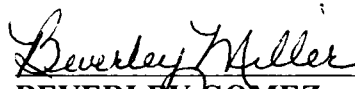
Lot 5 in Block 3 of TRACT NO. 1016 GREEN ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

(Situs: 5315 Mason Ln, Klamath Falls, Oregon)

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' 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.

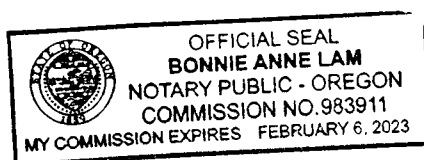
The true consideration for this conveyance is \$0 per trust agreement.

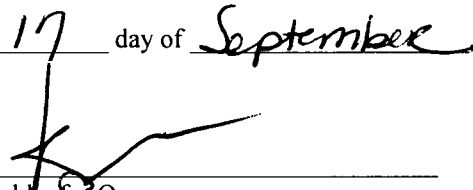
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

 09/17/21
BEVERLEY GOMEZ Date
Now known as *Beverley Miller*

STATE OF OREGON)
County of KLAMATH) ss.
)

The foregoing instrument was acknowledged before me this 2021 17 day of September by **Beverley Gomez**, now known as *Beverley Miller*.




Notary Public for Oregon