

2021-014826

Klamath County, Oregon



00288331202100148260010018

09/30/2021 02:32:44 PM

Fee: \$82.00

AFTER RECORDING, RETURN TO:

Daniel and Candace Mitchell, Trustor/Trustee

PO Box 63

Chiloquin, OR 97624

Until requested otherwise, send all tax statements to:

Daniel and Candace Mitchell, Trustor/Trustee

PO Box 63

Chiloquin, OR 97624

WARRANTY DEED

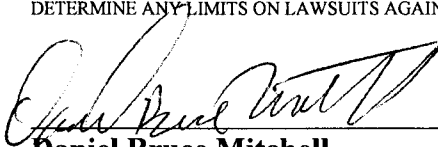
Daniel Bruce Mitchell and Candace Mitchell, "Grantor," hereby conveys, grants, sells and warrants, to Daniel B. Mitchell and Candace M. Mitchell, as Trustees of the *Daniel and Candace Mitchell Joint Revocable Living Trust* under agreement dated September 28, 2021, or to such Successor Trustee(s) of 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 19 of Tract 1314 Pine Ridge Ranches, according to the official plat thereof on file in the office of the County Clerk of Klamath County, 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.


Daniel Bruce Mitchell
9/28/2021
Date

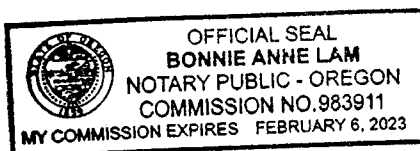

Candace Mitchell
9-28-2021
Date

STATE OF OREGON

)
) ss.
)

County of KLAMATH

The foregoing instrument was acknowledged before me this 28 day of September, 2021 by Daniel Bruce Mitchell and Candace Mitchell.




Notary Public for Oregon