

Returned at Counter

AFTER RECORDING, RETURN TO:
Richard and Grace Pelton, Trustor/Trustee
33831 Witam Bluff
Chiloquin, OR 97624

2021-018649
Klamath County, Oregon



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12/16/2021 02:58:41 PM

Fee: \$82.00

Until requested otherwise, send all tax statements to:
Richard Pelton and Grace Pelton, Trustor/Trustee
33831 Witam Bluff
Chiloquin, OR 97624

WARRANTY DEED

Richard Pelton and Grace Pelton, "Grantor," hereby conveys, grants, sells and warrants, to **Richard E. Pelton and Grace B. Pelton**, as Trustees of the **Richard and Grace Pelton Joint Revocable Living Trust** under agreement dated December 15, 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 2 in Block 4 of Tract No. 1065, IRISH BEND, Klamath County, Oregon

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEE(S) AND GRANTEE(S)' 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.

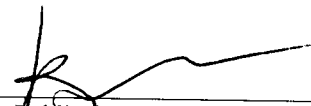
 12/15/21
RICHARD PELTON Date
 12-15-21
GRACE PELTON Date

STATE OF OREGON
County of KLAMATH

)
) ss.
)

The foregoing instrument was acknowledged before me this 15 day of December, 2021 by **Richard Pelton and Grace Pelton**.




Notary Public for Oregon