

**2021-018690**

**Klamath County, Oregon**

12/17/2021 11:29:01 AM

Fee: \$92.00



After recording return to:  
John T. Lynch  
4654 Harrier Drive  
Klamath Falls, OR 97601

Until a change is requested all tax  
statements shall be sent to the  
following address:  
John T. Lynch  
4654 Harrier Drive  
Klamath Falls, OR 97601

File No.: 7161-3855724 (SA)  
Date: December 13, 2021

THIS SPACE RESERVED FOR RECORDER'S USE

#### **STATUTORY WARRANTY DEED**

**Mary Johnston Kirst, Trustee of The Mary Johnston Kirst Trust Dated November 14, 2001 as to an undivided 1/4 Interest, Amanda Keegan as to an undivided 1/4 Interest, Rebecca Lyons, who acquired title as Rebecca Dodge as to an undivided 1/4 Interest and Kelly Templeman as to an undivided 1/4 Interest as tenants In common, Grantor, conveys and warrants to John T. Lynch , Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**Lot 1249, Tract 1446, RUNNING Y RESORT, PHASE 6, 3rd ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$357,500.00**. (Here comply with requirements of ORS 93.030)

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. THIS INSTRUMENT DOES 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 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, 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 16th day of December, 20 21.

Mary Johnston Kirst, Trustee of The Mary  
Johnston Kirst Trust Dated November 14, 2001

*Mary Johnston Kirst*

Mary Johnston Kirst, Trustee

*Rebecca Lyons*

Rebecca Lyons

*Amanda Keegan*

Amanda Keegan

*Kelly Templeman*

Kelly Templeman

STATE OF Washington )  
 )ss.  
County of Snohomish )

This instrument was acknowledged before me on this 16th day of December, 2021  
by Mary Johnston Kirst as Trustee of The Mary Johnston Kirst Trust Dated November 14, 2001, on behalf  
of the Trust.

RENEE HENDRICKS  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION # 193847  
COMMISSION EXPIRES 08/09/2025

*Ree Hendricks*

Notary Public for Washington

My commission expires: 08/09/2025

Notarized online using audio-video communication

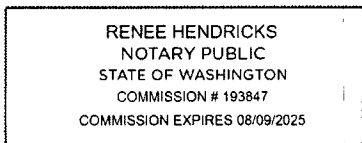
APN: 891378

Statutory Warranty Deed  
- continued

File No.: 7161-3855724 (SA)

STATE OF Washington )  
 )ss.  
County of Snohomish )

This instrument was acknowledged before me on this 16th day of December, 2021  
by **Amanda Keegan**.

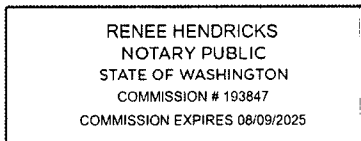


Renee Hendricks  
Notary Public for Washington  
My commission expires: 08/09/2025

STATE OF Washington )  
 )ss.  
County of Snohomish )

Notarized online using audio-video communication

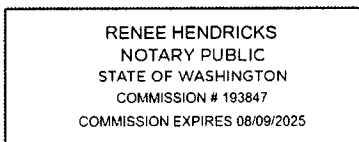
This instrument was acknowledged before me on this 16th day of December, 2021  
by **Rebecca Lyons**.



Renee Hendricks  
Renee Hendricks  
Notary Public for Washington  
My commission expires: 08/09/2025  
Notarized online using audio-video communication

STATE OF Washington )  
 )ss.  
County of Snohomish )

This instrument was acknowledged before me on this 16th day of December, 2021  
by **Kelly Templeman**.



Renee Hendricks  
Notary Public for Washington  
My commission expires: 08/09/2025

Notarized online using audio-video communication