



After Recording, Return To:
Joseph and Karoline Tomasello
27820 Avenida Cuaderno
Rancho Palos Verdes, CA 90275

Mail Tax Statements To:
Joseph and Karoline Tomasello
27820 Avenida Cuaderno
Rancho Palos Verdes, CA 90275

STATUTORY WARRANTY DEED

VIRGINIA TOMASELLO, the GRANTOR, HEREBY CONVEYS AND WARRANTS TO the GRANTEES, VIRGINIA TOMASELLO and to JOSEPH TOMASELLO and KAROLINE TOMASELLO, as Trustees of the JOSEPH TOMASELLO and KAROLINE TOMASELLO REVOCABLE LIVING TRUST, not as tenants in common but as tenants with rights of survivorship, THE FOLLOWING described real property located in the County of Klamath, State of Oregon:

An undivided 1/2 interest in: TOWNSHIP 38 South, Range 14 East, W.M. Section 5: West 1/2 of Southwest 1/4 of Southwest 1/4 of Northeast 1/4. (5 Acres.) SUBJECT TO: Reservations and restrictions of record, easements and rights of way of record and those apparent on the land.

Map: 3814-00500-00600 U2

And will warrant and defend the same against all persons who may lawfully claim the same.

The true consideration for this conveyance is \$0 ("None"), being for the purposes of estate planning.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any.

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.

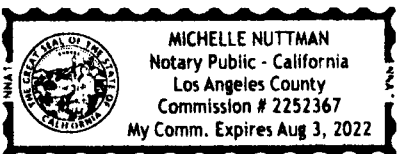
Dated this 25th day of January, 2022.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

VIRGINIA TOMASELLO

STATE OF CALIFORNIA)
) ss.
COUNTY OF Los Angeles)

The foregoing instrument was acknowledged before me on this January 25, 2022, by VIRGINIA TOMASELLO.



NOTARY PUBLIC
My Commission Expires: