



2022-002251

Klamath County, Oregon

02/22/2022 02:20:01 PM

Fee: \$92.00

THIS SPACE RESERVED FOR

After recording return to:

Harry G. Pfaffmann and Pamela R. Pfaffmann

PO Box 112

Hackberry, LA 70645

Until a change is requested all tax statements shall be
sent to the following address:

Harry G. Pfaffmann and Pamela R. Pfaffmann

PO Box 112

Hackberry, LA 70645

File No. 523950AM

STATUTORY WARRANTY DEED

**George Lewis Armstrong and Helen K. Armstrong, Trustees of the Armstrong Family Living Trust (A Revocable Living Trust) as to Parcels 1 through Parcels 19
and**

George Lewis Armstrong and Helen Kay Armstrong, Trustees, executed a Living Trust Declaration on October 13, 1992, establishing The Armstrong Family Living Trust as to Parcel 20,

Grantor(s), hereby convey and warrant to

Harry G. Pfaffmann and Pamela R. Pfaffmann, as Tenants by the Entirety,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

See Attached Exhibit "A"

The true and actual consideration for this conveyance is \$375,000.00.

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 18 day of Feb., 2022

George Lewis Armstrong and Helen K. Armstrong, Trustees of the Armstrong Family Living Trust (A Revocable Living Trust)

The Armstrong Family Living Trust

By: George Lewis Armstrong
George Lewis Armstrong, Trustee

By: Helen K. Armstrong
Helen K. Armstrong, Trustee

George Lewis Armstrong and Helen Kay Armstrong, Trustees, executed a Living Trust Declaration on October 13, 1992, establishing The Armstrong Family Living Trust

By: George Lewis Armstrong
George Lewis Armstrong, Trustee

By: Helen Kay Armstrong
Helen Kay Armstrong, Trustee

State of CALIFORNIA } ss
County of TEHAMA }

On this 2/18/22 day of February, _____, before me, L. NIEMETH a Notary Public in and for said state, personally appeared George Lewis Armstrong and Helen Kay Armstrong, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

L. Niemeth
Notary Public for the State of CALIFORNIA
Residing at: TEHAMA CO
Commission Expires: 10/26/25

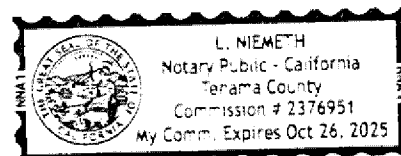


EXHIBIT "A"

PARCEL 1

The SW1/4 SW1/4 of Section 21, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2

The S1/2 S1/2 SE1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 3

The N1/2 NW1/4 and SE1/4 NW1/4 of Section 28, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 4

The E 1/2 NW 1/4 NE 1/4 of Section 32, Township 35, South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 5

The SW 1/4 NW 1/4 of Section 28, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 6

The N 1/2 NW 1/4 SE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 7

The N 1/2 NE 1/4 SE 1/4 and S 1/2 SE 1/4 NE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 8

The N 1/2 SE 1/4 SE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 9

The N 1/2 N 1/2 SW 1/4 SE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 10

The S 1/2 S 1/2 NW 1/4 SE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 11

The S 1/2 SW 1/4 NE 1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 12

S1/2 NE1/4 SE1/4, and the N1/2 S1/2 NW1/4 SE1/4, Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 13

NW 1/4 SW 1/4, Section 28, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 14

The W1/2 NW1/4 NE1/4 of Section 32, Township 35 South, Range 11 East, Willamette Meridian, Klamath County, Oregon.

PARCEL 15

The S1/2 N1/2 NE1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 16

The N1/2 SW1/4, and the N1/2 N1/2 S1/2 SW1/4, Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 17

The NE1/4 NW1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 18

The E1/2 N1/2 S1/2 NE1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 19

The W1/2 N1/2 S1/2 NE1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 20

The S1/2 of the N1/2 of the NE1/4 of the SE1/4 of Section 30, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.