



2022-003883

Klamath County, Oregon

03/31/2022 09:05:01 AM

Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

David Drew and Beth Drew, Trustees of the David and
Beth Drew 2012 Revocable Trust

10420 Merlin Way

Klamath Falls, OR 97601

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

David Drew and Beth Drew, Trustees of the David and
Beth Drew 2012 Revocable Trust

10420 Merlin Way

Klamath Falls, OR 97601

File No. 531284AM

STATUTORY WARRANTY DEED

**Michael Boyd Baugus and Carrie Marie Baugus, as Trustees of the Michael and Carrie Baugus Family Trust
dated April 30, 1990,**

Grantor(s), hereby convey and warrant to

David Drew and Beth Drew, Trustees of the David and Beth Drew 2012 Revocable Trust,

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:

**Lot 594 RUNNING Y RESORT, PHASE 5, according to the official plat thereof on file in the office of the
County Clerk, Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$791,500.00.

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 30 day of March, 2022

Michael and Carrie Baugus Family Trust dated April 30, 1990

By: [Signature] - TRUSTEE
Michael Boyd Baugus, Trustee

By: [Signature] Trustee
Carrie Marie Baugus, Trustee

State of Oregon } ss.
County of Lane }

On this 30 day of March, 2022, before me, Melissa Cook a Notary Public in and for said state, personally appeared Michael Boyd Baugus and Carrie Marie Baugus known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the The Michael and Carrie Baugus Family Trust dated April 30, 1990, and acknowledged to me that he/she/they executed the same as Trustee.

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

[Signature]
Notary Public for the State of
Residing at Blaine, Oregon
Commission Expires: 3/7/26

