



2022-004537  
Klamath County, Oregon  
04/11/2022 09:31:01 AM  
Fee: \$92.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Timothy J. McDermott

PO Box 151

Chiloquin, OR 97624

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

Timothy J. McDermott

PO Box 151

Chiloquin, OR 97624

File No. 533057AM

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### STATUTORY WARRANTY DEED

**Corey B. Young and Sara E. Young, Trustees of the Corey and Sara Young Living Trust dated February 18, 2016,**

Grantor(s), hereby convey and warrant to

**Timothy J. McDermott,**

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:

**Parcel 2 of Land Partition 1-95 situated in Parcel 3 of Land Partition 40-94 situated in Government lots 21 and 22 (SE 1/4 SW 1/4) of Section 6 Township 35 South Range 7 East of the Willamette Meridian, Klamath County, Oregon**

The true and actual consideration for this conveyance is \$24,000.00.

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:

9244

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 7 day of April, 2022

Corey and Sara Young Living Trust

By: [Signature]  
Corey B. Young, Trustee

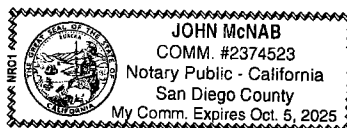
By: [Signature]  
Sara E. Young, Trustee

State of California } ss.  
County of San Diego }

On this 7<sup>th</sup> day of April, 2022, before me, John McNab, a Notary Public in and for said state, personally appeared Corey B. Young and Sara E. Young known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Corey B. Young and Sara E. Young. ~~Trustees of the~~ Corey and Sara Young Living Trust dated February 18, 2016, 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.

Notary Public for the State of California  
Residing at: 1535 29th St San Diego 92102  
Commission Expires: 10-5-25



## ACKNOWLEDGMENT

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.

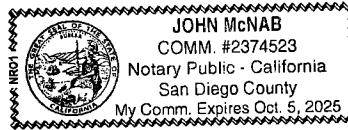
State of California  
County of San Diego )

On April 7, 2022 before me, John McNab Notary Public  
(insert name and title of the officer)

personally appeared Corey B. Young and Sara E. Young  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature] (Seal)

-Statutory Warranty Deed