

2022-006021

Klamath County, Oregon

05/11/2022 11:31:01 AM

Fee: \$87.00

WHEN RECORDED RETURN TO:

eLegacy Law, PLLC

8596 N Wayne Dr., Ste B

Hayden, ID 83835

MAIL TAX STATEMENTS TO:

Robert Keith Kranich

PO Box 517

Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Robert Keith Kranich, Grantor, conveys and warrants to Robert Keith Kranich, Trustee of the Robert Keith Kranich Living Trust dated November 21, 2022 and any amendments thereto, Grantee, the following described real property free encumbrances, except as specifically set forth herein situate in Klamath County, OREGON, to wit:

Lot 2 and the Northerly 4 feet of Lot 1, all in Block 2, of TRACT 1116
SUNSET EAST, according to the official plat thereof on file in the office of
the County Clerk of Klamath County, Oregon.

The true consideration for this conveyance consists of other value given and promised.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 TO 195.366, 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 3rd day of May 2022

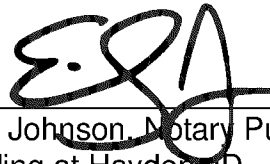


Robert Keith Kranich
Grantor

STATE OF IDAHO)
) ss
COUNTY OF KOOTENAI)

On this 3rd day of May, 2022, before me, the undersigned Notary, personally appeared Robert Keith Kranich, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged that they executed the same.

EMILY JOHNSON
COMMISSION NO. 20203522
NOTARY PUBLIC
STATE OF IDAHO
MY COMMISSION EXPIRES 09/15/2026



Emily Johnson, Notary Public
Residing at Hayden, ID
My Commission Expires: 09/15/2026

Notarized online using audio-video communication