

2022-012324**Klamath County, Oregon**

10/14/2022 01:52:02 PM

Fee: \$92.00

RECORDING COVER SHEET (Please Print or Type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, ORS 205.234, and does NOT affect the instrument.

*THIS SPACE RESERVED FOR USE BY
THE COUNTY RECORDING OFFICE*

AFTER RECORDING RETURN TO:

Henzel Revocable Trust

15985 SW Nighthawk Dr.

Beaverton, OR 97007

1) TITLE(S) OF THE TRANSACTION(S) ORS 205.234(a)

Warranty Deed - Statutory Form

2) DIRECT PARTY / GRANTOR(S) ORS 205.125(1)(b) and 205.160

David P. Henzel

3) INDIRECT PARTY / GRANTEE(S) ORS 205.125(1)(a) and 205.160

David P. Henzel, Trustee of the David P. Henzel REvocable Trust

4) TRUE AND ACTUAL CONSIDERATION

ORS 93.030(5) – Amount in dollars or other

\$ _____ ☐ Other**5) SEND TAX STATEMENTS TO:****6) SATISFACTION of ORDER or WARRANT**

ORS 205.125(1)(e)

CHECK ONE: ☐ FULL
(If applicable) ☐ PARTIAL

7) The amount of the monetary obligation imposed by the order or warrant. ORS 205.125(1)(c)

\$ _____

8) If this instrument is being Re-Recorded, complete the following statement, in**accordance with ORS 205.244: "RERECORDED AT THE REQUEST OF** HenzelTrust - Successor Trustee**TO CORRECT** the LegalDescription.

PREVIOUSLY RECORDED IN BOOK _____ AND PAGE _____, OR AS FEE
NUMBER 2007-010980."

2007-010980

Klamath County, Oregon



00025042200700109800020028

06/19/2007 09:34:18 AM

Fee: \$26.00

GRANTOR:

David P. Henzel
15195 N.W. Aberdeen Drive
Portland, Oregon 97229

GRANTEE:

David P. Henzel, Trustee of the
David P. Henzel Revocable Trust
15195 N.W. Aberdeen Drive
Portland, Oregon 97229

AFTER RECORDING RETURN TO:

Henzel Law Offices
0224 S.W. Hamilton Street, Ste. 300
Portland, Oregon, 97239

**UNTIL A CHANGE IS REQUESTED,
ALL TAX STATEMENTS SHALL BE
SENT TO THE FOLLOWING ADDRESS:**
No Change

WARRANTY DEED – STATUTORY FORM

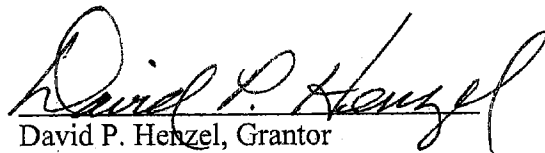
David P. Henzel (the "Grantor") conveys and warrants to David P. Henzel, Trustee of the David P. Henzel Revocable Trust (the "Grantee"), all of his interest, consisting of an undivided fee simple interest, in the real property commonly known as 7144 Homedale Road, Klamath Falls, Oregon, free of encumbrances except for matters of public record, situated in Klamath County, Oregon, and more particularly described as follows:

See Exhibit "A" attached hereto and hereby incorporated herein.

The true consideration for this conveyance is other property of value.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.

DATED: June 14, 2007.


David P. Henzel, Grantor

STATE OF OREGON)
) ss.
County of Multnomah)

This instrument was acknowledged before me on June 14, 2007 by David P. Henzel.




Notary Public for Oregon
My Commission Expires: 3-19-08

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Exhibit "A"


The real property commonly known as 7144 Homedale Road, Klamath Falls, Klamath County, Oregon, more particularly described as follows:

SE1/4 ~~SE1/2~~

All of the NW1/4 of the ~~SE1/2~~ of Section 23, Township 39 South, Range 9 East of the Willamette Meridian, containing 40 acres more or less inclusive of the Government drain along the West boundary and the highway along the East boundary LESS AND EXCEPTING the following part thereof:

Beginning at the point of intersection of the East boundary of the aforesaid NW1/4SE1/2 of said Section 23 and the Southerly right of way boundary of the Great Northern Railway co. right of way; a distance of 66.0 feet; thence West, parallel with the South boundary of said NW1/4SE1/2 of Section 23, a distance of 1320 feet, more or less, to the West boundary thereof; thence North along said West boundary, 97 feet, more or less to the Northwest corner of said NW1/4SE1/2 of Section 23; thence East along the North boundary thereof 1285.2 feet to the Southerly right of way boundary of said Great Northern Railway Co. railroad; thence South 48° 22' East along said right of way a distance of 46.6 feet more ore less to the point of beginning containing 2.94 acres more or less, inclusive of the government drain along the West boundary and the highway along the East boundary.

ALSO, less and except as that triangular portion containing .26 acres deeded to the Great Northern Railway Co., described and recorded in Volume 95, page 475 deed records Klamath County, Oregon. Conveying also the right to convey irrigation water over and across the SW1/4 of NE1/4 in a ditch on the East side thereof.

 ** thence South along said East boundary of the NW1/4 SE1/4 of Section 23