

RECORDING REQUESTED BY:



1555 E. McAndrews Road, Ste 100
Medford, OR 97504

GRANTOR'S NAME:

Kimball L. Wallis and Joanne K. Wallis, Trustees of the Ivory Pine
Revocable Living Trust dated August 17, 2021

GRANTEE'S NAME:

Scott Lafaro Salcido, Trustee, or his successor in interest, of the
Scott Lafaro Salcido Living Trust dated November 11, 2019, and
any amendments thereto

AFTER RECORDING RETURN TO:

Order No.: 470322084597-AC
Scott Lafaro Salcido, Trustee, or his successor in interest, of the
Scott Lafaro Salcido Living Trust dated November 11, 2019, and
any amendments thereto
43 Summit Avenue
Medford, OR 97501

SEND TAX STATEMENTS TO:

Scott Lafaro Salcido, Trustee, or his successor in interest, of the
Scott Lafaro Salcido Living Trust dated November 11, 2019, and
any amendments thereto
43 Summit Avenue
Medford, OR 97501

APN: 702216
Map: 3714-003AA-02600
Vacant Land, OR

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Kimball L. Wallis and Joanne K. Wallis, Trustees of the Ivory Pine Revocable Living Trust dated August 17, 2021, Grantor, conveys and warrants to Scott Lafaro Salcido, Trustee, or his successor in interest, of the Scott Lafaro Salcido Living Trust dated November 11, 2019, and any amendments thereto, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS SIX THOUSAND TWO HUNDRED AND NO/100 DOLLARS (\$6,200.00). (See ORS 93.030).

Subject to:

Covenants, Conditions, Restrictions, Reservations, set back lines, Power of Special Districts, and easements of Record, 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.

STATUTORY WARRANTY DEED

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: DECEMBER 29, 2022

The Ivory Pine Revocable Living Trust

BY: Kimball L. Wallis
Kimball L. Wallis, Trustee

BY: Joanne K. Wallis
Joanne K. Wallis, Trustee

State of OREGON
County of Washouli

This instrument was acknowledged before me on 12/29/22 by Kimball L. Wallis and Joanne K. Wallis, Trustees of the Ivory Pine Revocable Living Trust

Jessica Lynn Bender
Notary Public - State of Oregon

My Commission Expires: Sept 16, 2024

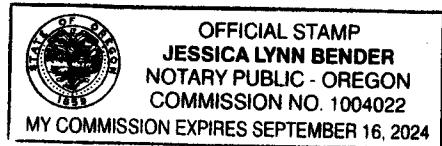


EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at a point which is South 23°17' West 20 feet from the Southwest corner of Lot 3, Block 4, Bly, Klamath County, Oregon, according to the duly recorded plat of said townsite: thence South 23°17' West 100 feet, thence South 66°43' East 50 feet, thence North 23°17' East 100 feet, more or less to Southerly line of alley in said Block 4, Bly; thence along the Southerly line to said alley North 66°43' West 50 feet, more or less to the point of beginning, being a parcel of land 50 feet by 100 feet situated in the Lot 1 of Section 3, Township 37 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.