

2023-000630

Klamath County, Oregon

AFTER RECORDING RETURN TO:

FOR RE



Nancy R. Boyd
1291 Wild Plum Dr.
Klamath Falls, OR 97601

01/31/2023 09:01:28 AM

Fee: \$87.00

SEND TAX STATEMENTS TO:

Nancy R. Boyd
1291 Wild Plum Dr.
Klamath Falls, OR 97601

Deed

The true and actual consideration for this conveyance is Estate Planning.

Nancy R. Boyd is the Grantor. The Nancy R. Boyd Family Trust, u/t/d July 1, 2022, Nancy R. Boyd, Trustee is the Grantee. Grantor hereby grants and conveys to Grantee all of Grantor's right, title and interest in fee simple, in the real property in Klamath Falls, Klamath County, Oregon, referred to as "Premises" and located at 1291 Wild Plum Dr., Klamath Falls, Klamath County, Oregon, and more particularly described as follows:

Lot 8 in Block 2, Tract 1091, LYNNEWOOD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER with all water rights, ditch rights, rights of way, tenements, hereditaments, and appurtenances thereto belonging or used in connection therewith.

SUBJECT TO THE FOLLOWING: all current taxes and assessments of every kind whatsoever; all patent and state deed reservations; bonded debt of all taxing units; all repayment contracts between any irrigation district in which the premises may be situated and the United States; and all rights of way over the premises regardless of how evidenced or acquired and whether the same appear of record or not.

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

DEED -1-

