

MAIL TAX STATEMENTS TO:

Keith S. Landers
P.O. Box 19535
Thorne Bay, AK 99919

2023-001659

Klamath County, Oregon

03/10/2023 02:37:01 PM

Fee: \$87.00

AFTER RECORDING RETURN TO:

Annie M. Nelson, Attorney
Saalfeld Griggs PC
404 SW Columbia Street, Suite 150
Bend, Oregon 97702

WARRANTY DEED

Keith S. Landers, successor Trustee of the George and LaVonne Landers Revocable Family Trust dated November 8, 2005, Grantor, conveys to ***Keith S. Landers***, Grantee, any and all of Grantor's interest in the following described real property situated in the County of Klamath, State of Oregon:

Lot 11 in Block 6, JACKPINE VILLAGE, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:
2309-025AO-06800 / Account No. 133938

Subject to: Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey, together with any liens or encumbrances of record in Deschutes County records.

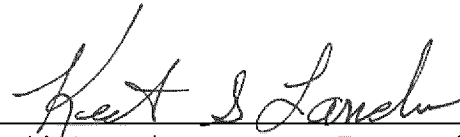
Grantor covenants that Grantor is seized of an indefeasible estate in the real property described above in fee simple, that Grantor has good right to convey the property, that the property is free from encumbrances except as specifically set forth herein, and that Grantor warrants and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantor, provided that the foregoing covenants are limited to the extent of coverage available to Grantor under any applicable standard or extended policies of title insurance, it being the intention of the Grantor to preserve any existing title insurance coverage.

This deed is executed for purposes of trust administration, and the true and actual consideration stated in terms of dollars is ZERO.

The following is the notice as required by Oregon law: "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."

WITNESS Grantor's hand this 10th day of March, 2023.



Keith S. Landers, successor Trustee of the George and LaVonne Landers Revocable Family Trust dated November 8, 2005

STATE OF OREGON

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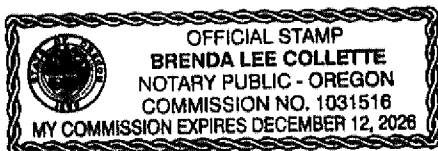
) ss.

COUNTY OF DESCHUTES

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On this 10th day of March, 2023, personally appeared the above-named Keith S. Landers, successor Trustee of the George and Lavonne Landers Revocable Family Trust dated November 8, 2005, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:



Notary Public for Oregon

My Commission Expires: 12/12/2026