

2023-004486

Klamath County, Oregon



00315700202300044860010015

06/12/2023 01:55:57 PM

Fee: \$82.00

RECORDING REQUESTED BY :
KENT TAYLOR)
5402 Bull Run Circle)
Austin, Texas 78727)

SEND FUTURE TAX STATEMENTS TO:
AND WHEN RECORDED MAIL TO:
Ken Ledbury)
12805 SE 242nd Ave.)
Damascus, OR. 97089)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING THE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 191.300, 191.301 AND 191.305 TO 191.306 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 231, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 2, 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 22.010 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 30.980, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 191.300, 191.301 AND 191.305 TO 191.306 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 231, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 2, OREGON LAWS 2010.

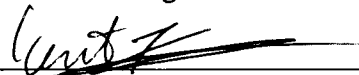
GRANT DEED

Kent Taylor, as Grantor for the consideration of Eight Thousand Dollars (\$8,000.00), hereby conveys, grants and deeds to, Ken Ledbury, a single person, as Grantee, the real property locally known as, and furthermore described as: APN#: R260773

MapTaxLot#: R-3510-015C0-01200-000

LEGAL DESCRIPTION: Klamath Forest Estates, Block 5, Lot 12,
Klamath County, Oregon.

On this 18th day of May, 2023, in the County of Williams, State of Texas,
I/we herewith sign this Grant Deed.

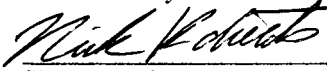

KENT TAYLOR

State of Texas)

County of Williams)
ss

On this the 18th day of May, 2023, before me, the undersigned, a notary public in and for said County and State, personally appeared Kent Taylor, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


Signature of Notary

