

Returned at Counter
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AFTER RECORDING, RETURN TO:
Timothy D. Peterson & Janice S. Peterson
Trustor/Trustee
2708 Kane St
Klamath Falls, OR 97603

2023-007245
Klamath County, Oregon



08/23/2023 01:47:41 PM

Fee: \$82.00

Until requested otherwise, send all
tax statements to:
Timothy D. Peterson & Janice S. Peterson, Trustor/Trustee
2708 Kane St
Klamath Falls, OR 97603

WARRANTY DEED

Timothy D. Peterson and Janice S. Peterson, "Grantor," hereby conveys, grants, sells and warrants, to **Timothy D. Peterson and Janice S. Peterson, as Trustees of the *Timothy and Janice Peterson Joint Revocable Living Trust*** under agreement dated August 22, 2023, or to such Successor Trustee(s) of such trust(s) created under such instrument(s) as may hereafter be appointed, "Grantee," the following real property, situated in **Klamath County, State of Oregon**, free of encumbrances except for matters of public record:

The N ½ of Tract 18, BAILEY TRACTS, in the County of Klamath, State of Oregon.

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTOR TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE, AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

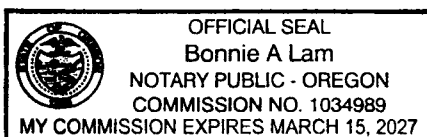
The true consideration for this conveyance is \$0 per trust agreement.

THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Tim Peterson 8-22-23 Janice Peterson 8-22-23
TIMOTHY D. PETERSON Date JANICE S. PETERSON Date

STATE OF OREGON)
County of KLAMATH) ss.

The foregoing instrument was acknowledged before me this 22 day of August 2023
by Timothy D. Peterson and Janice S. Peterson.



[Signature]
Notary Public for Oregon