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10/10/2023 01:26:12 PM Fee: \$82.00

RETURN TO: Brandsness, Brandsness & Rudd, P.C. 411 Pine Street Klamath Falls, OR 97601	MAIL TAX STATEMENTS: Robert Hansen, Jr., Trustee Of The Robert John Hansen, Jr. Revocable Living Trust 32928 Rivers Drive Chiloquin, OR 97624
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Grantor:
Robert Hansen, Jr.
32928 Rivers Drive
Chiloquin, OR 97624

Grantee:
Robert John Hansen, Jr., Trustee
Of The Robert John Hansen, Jr. Revocable Living Trust
32928 Rivers Drive
Chiloquin, OR 97624

- STATUTORY WARRANTY DEED -

Robert Hansen, Jr., Grantor, conveys and warrants to Robert John Hansen, Trustee of The Robert John Hansen, Jr. Revocable Living Trust, dated October 10, 2023, Grantee, the following described real property situated in the County of Klamath, State of Oregon, free of encumbrances except as specifically set forth herein:

Lots 35, 36 and 37 of RIVER'S BEND, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

3507-020BC-00600/Tax Account 248119

SUBJECT TO AND EXCEPTING:

The above-described property is free of encumbrances except all of those items of record, if any, as of the date of this deed and those shown below if any.

The true and actual consideration for this transfer is estate planning.

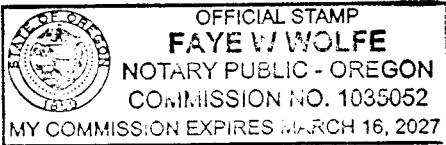
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

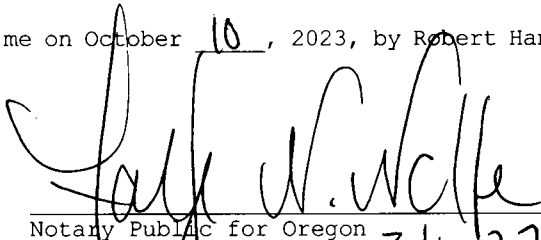
Dated this 10 day of October, 2023.


Robert Hansen, Jr.

STATE OF OREGON)
) ss
County of Klamath)

This instrument was acknowledged before me on October 10, 2023, by Robert Hansen, Jr.




Notary Public for Oregon
My Commission expires: 3.16.27