

Tru-line
Returned at Counter

AFTER RECORDING RETURN TO:
TERI A. BOYD, AS TRUSTEE OF THE BOYD
REVOCABLE LIVING TRUST, UNDER
AGREEMENT DATED MARCH 17, 2015
5705 LELAND DR.
KLAMATH FALLS, OR 97603
UNTIL A CHANGE IS REQUESTED ALL TAX
STATEMENTS SHALL BE SENT TO THE
FOLLOWING ADDRESS:
TERI A. BOYD, AS TRUSTEE OF THE BOYD
REVOCABLE LIVING TRUST, UNDER
AGREEMENT DATED MARCH 17, 2015
5705 LELAND DR.
KLAMATH FALLS, OR 97603

2023-009759
Klamath County, Oregon

TH



11/13/2023 10:15:04 AM

Fee: \$87.00

PROPERTY LINE ADJUSTMENT DEED

TERI A. BOYD, AS TRUSTEE OF THE BOYD REVOCABLE LIVING TRUST, UNDER AGREEMENT DATED MARCH 17, 2015, GRANTOR, CONVEYS TO TERI A. BOYD, AS TRUSTEE OF BOYD REVOCABLE LIVING TRUST, UNDER AGREEMENT DATED MARCH 17, 2015, GRANTEE, THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN KLAMATH COUNTY, OREGON, TO-WIT:

LEGAL DESCRIPTION:

THAT PORTION OF LOTS 1 AND 3 AND THE IRRIGATION DITCH RIGHT OF WAY FORMERLY THEREON OF BLOCK 1, AS SHOWN ON THE PLAT OF RE-SUBDIVISION OF BLOCKS 2B AND 3 OF HOMEDALE, IN THE COUNTY OF KLAMATH, STATE OF OREGON, WHICH LIES NORTHWESTERLY OF PREMISES DESCRIBED IN DEED FROM OAKLEY O. SCHAEFFER, ET UX., TO JOE P. FURY, ET UX., DATED NOVEMBER 14, 1947, RECORDED NOVEMBER 25, 1947, IN DEED VOLUME 214 AT PAGE 191, DEED RECORDS OF KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 3; THENCE SOUTH 0° 17' WEST ALONG THE BOUNDARY LINE COMMON TO LOT 3 AND 4, 386.0 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF LOT 3; THENCE ALONG THE SOUTH BOUNDARY OF LOT 3 A DISTANCE OF 76.3 FEET TO THE SOUTHWEST CORNER OF THE FURY PREMISES HEREINBEFORE REFERRED TO; THENCE NORTH 7° 44' EAST ALONG WESTERLY LINE OF SAID FURY PREMISES, 357.1 FEET, MORE OR LESS, TO AN IRON PIN ON THE NORTH LINE OF SAID LOT 1; THENCE NORTHWESTERLY ALONG THE NORTHERLY LINE OF LOTS 1 AND 3, 130.6 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. EXCEPTING THEREFROM THAT PORTION THEREOF LYING WITHIN THE BOUNDARIES OF LELAND DRIVE.

EXCEPTING THEREFROM THE FOLLOWING: A TRACT OF LAND SITUATED IN THE NE1/4NE1/4 OF SECTION 11, T39S, R09E, WM, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF PARCEL 1 OF MINOR LAND PARTITION 82-83, SAID SECTION, TOWNSHIP AND RANGE; THENCE ALONG THE WESTERLY LINE OF SAID LAND PARTITION S07°27'09"W A DISTANCE OF 351.87 FEET TO THE SOUTHWESTERLY CORNER OF SAID LAND PARTITION; THENCE N75°11'26"W A DISTANCE OF 6.86 FEET; THENCE N08°30'29"E A DISTANCE OF 182.63 FEET; THENCE N08°37'21"E A DISTANCE OF 168.42 FEET, TO THE POINT OF BEGINNING.

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.

THE TRUE CONSIDERATION FOR THIS CONVEYANCE IS \$0. (HERE COMPLY WITH THE REQUIREMENTS OF ORS 93.030) THIS CONVEYANCE IS MADE PURSUANT TO THE APPROVAL OF PROPERTY LINE ADJUSTMENT 07-23. THE PURPOSE OF THIS DOCUMENT IS TO PROVIDE AN ACCURATE LEGAL DESCRIPTION OF THE PROPERTY AS ADJUSTED BY SAID PROPERTY LINE ADJUSTMENT 07-23.

DATE: 11/9/23

Teri A Boyd
TERI A. BOYD, TRUSTEE

STATE OF Oregon)

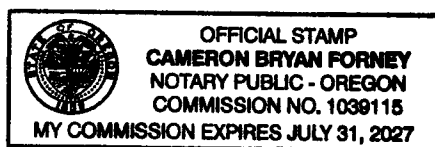
COUNTY OF Klamath)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 11/9/23
BY TERI A. BOYD, TRUSTEE OF THE BOYD REVOCABLE LIVING TRUST, UNDER AGREEMENT DATED MARCH 17, 2015

NOTARY PUBLIC FOR THE STATE OF Oregon

MY COMMISSION EXPIRES: July 31, 2027

Cameron B Forney
Notary Public for Oregon



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