

AFTER RECORDING RETURN TO:  
Parks & Ratliff, P.C.  
620 Main Street  
Klamath Falls OR 97601

GRANTOR'S NAME AND ADDRESS:  
Lori L. Moore and Robert L. Unruh,  
successor Co-Trustees of the  
Clark C. Unruh Family Trust, u.t.a.d.  
September 26, 1985; and  
Lori L. Moore and Robert L. Unruh,  
Successor Co-Trustees of the  
Anita J. Unruh Trust, u.t.a.d.  
September 26, 1985  
c/o Lori L. Moore  
20110 Paygr Rd.  
Malin, OR 97632

GRANTEE'S NAME AND ADDRESS:  
Lori L. Moore, as to an undivided one-half interest  
20110 Paygr Rd.  
Malin, OR 97632, and  
Robert L. Unruh, as to an undivided one-half interest  
30083 Pickett Rd.  
Malin, OR 97602

SEND TAX STATEMENTS TO:  
Lori L. Moore and Robert L. Unruh  
c/o Lori L. Moore  
20110 Paygr Rd.  
Malin, OR 97632

### WARRANTY DEED

**KNOW ALL MEN BY THESE PRESENTS, That LORI L. MOORE and ROBERT L. UNRUH, SUCCESSOR CO-TRUSTEES OF THE CLARK C. UNRUH FAMILY TRUST, u.t.a.d. 09-26-1985, and LORI L. MOORE and ROBERT L. UNRUH, SUCCESSOR CO-TRUSTEES OF THE ANITA J. UNRUH TRUST, u.t.a.d. 09-26-1985,** hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by **LORI L. MOORE, as to an undivided one-half interest, and ROBERT L. UNRUH, as to an undivided one-half interest, as tenant in common,** hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

**See Exhibit "A" attached hereto and incorporated herein by reference.**

**TO HAVE AND TO HOLD THE SAME** unto the grantee and grantee's heirs, successors and assigns forever.

**AND GRANTOR HEREBY COVENANTS** to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above-granted premises, free from all encumbrances except those of record and those apparent on the land, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above-described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is 0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration; i.e., for estate planning purposes.

In construing this deed and where the context so requires, the singular includes the plural, and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 21 day of December, 2023.

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, SECTION 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTION 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

CLARK C. UNRUH FAMILY TRUST,  
u.t.a.d. 09-26-1985

ANITA J. UNRUH TRUST,  
u.t.a.d. 09-26-1985

Lori L. Moore

Lori L. Moore, successor Co-Trustee

Lori L. Moore

Lori L. Moore, successor-Co-Trustee

Robert L. Unruh

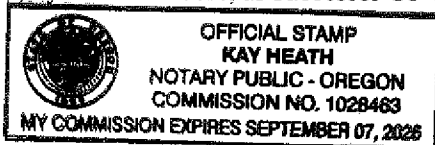
Robert L. Unruh, successor Co-Trustee

Robert L. Unruh

Robert L. Unruh, successor Co-Trustee

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 21 day of Dec, 2023, by Lori L. Moore, as successor Co-Trustee of the Clark C. Family Trust, u.t.a.d. 09-26-18-985.



Kay Heath

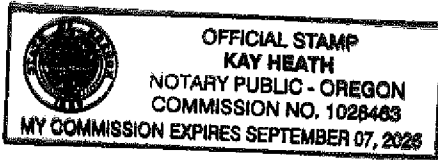
NOTARY PUBLIC FOR OREGON

My Commission expires: 9-7-2026

(The remaining acknowledgments appear on page 3.)

STATE OF OREGON; County of Klamath ) ss.

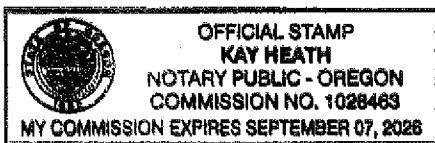
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 21 day of Dec, 2023, by Robert L. Unruh, as successor Co-Trustee of the Clark C. Family Trust, u.t.a.d. 09-26-18-985.



Kay Heath  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 9-7-2026

STATE OF OREGON; County of Klamath ) ss.

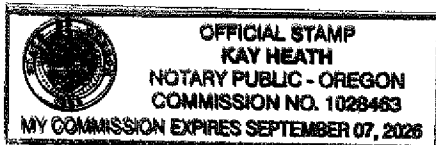
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 21 day of Dec, 2023, by Lori L. Moore, as successor Co-Trustee of the Anita J. Unruh Trust, u.t.a.d. 09-26-18-985.



Kay Heath  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 9-7-2026

STATE OF OREGON; County of Klamath ) ss.

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME this 21 day of Dec, 2023, by Robert L. Unruh, as successor Co-Trustee of the Clark C. Family Trust, u.t.a.d. 09-26-18-985.



Kay Heath  
NOTARY PUBLIC FOR OREGON  
My Commission expires: 9-7-2026

**EXHIBIT "A"**

Attached to and made a part of Warranty Deed  
wherein Lori L. Moore and Robert L. Unruh, successor Co-Trustees of the  
Clark C. Unruh Family Trust, u.t.a.d. 09-26-1985  
And

Lori L. Moore and Robert L. Unruh, successor Co-Trustees of the  
Anita J. Unruh Trust, are grantor,  
and Lori L. Moore and Robert L. Unruh,  
as tenants in common, are grantee,  
dated the 21 day of December, 2023

**PROPERTY DESCRIPTION**

**PARCEL #1:**

The North thirty acres of the following described Premises:

Farm Unit "F" according to the Farm Unit Plat, more particularly described as  
follows: Lot 19 of Section 18, and Lot 13 of Section 19, all in Township 41  
South, Range 12 East of the Willamette Meridian.

Tax Lot No.: 111097

Map Tax Lot No.: 4112-01800-01000

**PARCEL #2:**

Lot 13 in Section 19, Township 41 South, Range 12 East of the Willamette  
Meridian, and the South 300 feet of Lot 19 in Section 18, Township 41 South,  
Range 12 East of the Willamette Meridian, in Klamath County, Oregon.

Tax Lot Nos.: 111113, 111131

Map Tax Lot Nos.: 4112-01800-01100, 4112-01900-00100