

2024-000205

Klamath County, Oregon

**RECORDING COVER SHEET** (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234



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01/08/2024 01:39:42 PM

Fee: \$97.00

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**After recording return to:** ORS 205.234(1)(c)

J. MICHAEL KEANE

GARRETT HERMANN ROBERTSON P.C.

P.O. BOX 749 SALEM, OR 97308

FILE NO. 71784004

**1. Title(s) of the transaction(s)** ORS 205.234(1)(a)

STATUTORY WARRANTY DEED

**2. Direct party(ies) / grantor(s)** Name(s) ORS 205.234(1)(b)

MT. LAKE PRESBYTERIAN CHURCH

**3. Indirect party(ies) / grantee(s)** Name(s) ORS 205.234(1)(b)

PRESBYTERY OF THE CASCADES

**4. True and actual consideration:**  
ORS 205.234(1) Amount in dollars or other

**\$ 1.00**

Other:

**5. Send tax statements to:** ORS 205.234(1)(e)

PRESBYTERY OF THE CASCADES

245 S Bancroft St Suite D

Portland, OR 97239

**6. Satisfaction of lien, order, or warrant:**  
ORS 205.234(1)(f)

☐ FULL

☐ PARTIAL

**7. The amount of the monetary obligation imposed  
by the lien, order, or warrant:** ORS 205.234(1)(f)

\$

**8. Previously recorded document reference:**

**9. If this instrument is being re-recorded complete the following statement:** ORS 205.244(2)

"Rerecorded at the request of

to correct

previously recorded in book and page , or as fee number ."

After recording, return to  
(File No. 71784004)

J. Michael Keane  
Garrett Hemann Robertson P.C.  
PO Box 749  
Salem OR 97308

Until a change is requested, all tax statements  
shall be sent to the following address:

Presbytery of the Cascades  
0245 SW Bancroft Street Suite D  
Portland OR 97239

**STATUTORY WARRANTY DEED**  
(ORS 93.850)

Mt. Laki Presbyterian Church, an Oregon nonprofit corporation, Grantor, conveys and warrants to Presbytery of the Cascades, an Oregon nonprofit corporation, Grantee, the following described real property situated in Klamath County, State of Oregon, free of encumbrances except as specifically set forth herein:

See Exhibit A attached hereto and incorporated herein by this reference.

And bearing Tax Account Nos. 91073, 91108, 741148 and 741139.

The true consideration for this conveyance is \$1.00.

**SUBJECT TO:**

1. All liens and encumbrances of record.
2. Proceedings by a public agency which may result in taxes or assessments or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
3. Easements, liens, encumbrances, interests, or claims thereof which are not shown by the public records; any facts, rights, interest, or claims which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose and which are not shown by the public records.
5. The rights of the public in and to that portion of the herein described property

lying within the limits of public roads, streets, highways, or right-of ways.

6. Unpatented mining claims; reservations or exceptions in patents or in acts authorizing the issuance thereof; water rights, claims or title to water, whether or not shown by the public records.

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 21 day of November, 2023

MT. LAKE PRESBYTERIAN CHURCH, an  
Oregon nonprofit corporation

By: Georgia J. Bellinger  
Name: Georgia J. Bellinger  
Its: Clerk of Session / Secretary

STATE OF OREGON                    )  
  ) ss.  
County of Josephine            )

This instrument was acknowledged before me on November 21, 2023 by Georgia J. Bellinger as Clerk of Session of Mt. Lake Presbyterian Church, an Oregon nonprofit corporation.



[Signature]  
NOTARY PUBLIC FOR OREGON  
My Commission Expires: May 19, 2025

**EXHIBIT A**  
**Legal Description**

**Parcel 1:**

Beginning at a point 165 feet West and 264 feet North of the Southeast corner of Section 1, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County and running thence North 95 feet to a point; thence West 200 feet to a point; thence South 95 feet to a point; and thence East 200 feet to the point of beginning.

**Parcel 2:**

Beginning at a point 205 feet West on the section line from the Southeast corner of Section 1, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence North 264 feet; thence West 160 feet; thence South 264 feet; thence East 160 feet to the place of beginning.

**Parcel 3:**

Beginning at a point 165 feet West on the section line from the Southeast corner of Section 1, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence North 264 feet; thence West 40 feet; thence South 264 feet; thence East 40 feet to the point of beginning.

**Parcel 4:**

Beginning at the Southeast corner of the SE1/4 of SE1/4, Section 1, Township 40 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence running North on Section line, 16 rods; thence running West 10 rods; thence running South 16 rods; thence running East 10 rods on the section line to place of beginning.

EXCEPTING THEREFROM that portion conveyed to the State of Oregon, by and through its Department of Transportation, Highway Division by instrument recorded March 2, 1948 in Book 217, page 389, Klamath County Deed Records.

EXCEPTING THEREFROM that portion conveyed to the State of Oregon, by and through its Department of Transportation, Highway Division by instrument recorded August 31, 1988 in Volume M88, page 14136, Records of Klamath County, Oregon.

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