

2024-000758

Klamath County, Oregon



00324538202400007580020027

01/30/2024 09:55:48 AM

Fee: \$87.00

RECORDING REQUESTED BY

Frank R. Bailey, III

GRANTOR'S NAME:

Thomas A. Campbell

GRANTEES' NAMES:

Thomas A. Campbell and Susan E. Campbell,
Trustees of the Thomas and Susan Campbell 2021
Trust

WHEN RECORDED, MAIL THIS DEED TO:

Frank R. Bailey, III
50 Old Courthouse Square, Suite 404
Santa Rosa, CA 95404

This space for Recorder's Use

Warranty Deed

THE UNDERSIGNED GRANTOR(s) DECLARE(s)

DOCUMENTARY TRANSFER TAX IS \$0 - R&T Code 11930 transfer to trust

☐ unincorporated area ☒ City of Chiloquin

Parcel No. 3407-03100-01801

☐ computed on full value of property conveyed, or

☐ computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Thomas A. Campbell, hereby CONVEYS and WARRANTS to Thomas A. Campbell and Susan E. Campbell, as trustees of the Thomas and Susan Campbell 2021 Trust, the following described real property in the City of Chiloquin, County of Klamath, State of Oregon.

A parcel of land situated in Section 31, Township 34 South, Range 7 East of the Wilamette Meridian, more particularly described as, follows:

Parcel One (1) of Minor Partition Number 44-89 filed for Record on January 31, 1990 in Klamath County, Oregon.

To Have and to Hold the same to the grantee and grantee's heirs, successors and assigns forever.

And the 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 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.

Dated:

1/2/2024

Thomas A. Campbell

MAIL TAX STATEMENT TO PARTY SHOWN ON FOLLOWING LINE:

Thomas A. Campbell and Susan E. Campbell, Trustees, PO Box 386, Graton, CA 95444

(Please see attached California Notarial Acknowledgment)

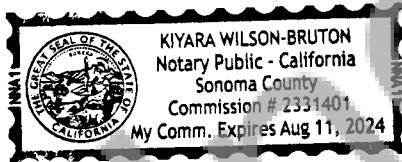
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of)

On January 2, 2024, before me, Kiyara Wilson-Bruton Notary Public, personally appeared Thomas A. Campbell, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal Above

Signature

[Handwritten Signature]

Signature of Notary Public