



2024-002235
Klamath County, Oregon
03/25/2024 01:41:01 PM
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Edward Estabrook and Heather Galindez
47690 Hwy. 97
Chiloquin, OR 97624

Until a change is requested all tax statements shall be
sent to the following address:
Edward Estabrook and Heather Galindez
47690 Hwy. 97
Chiloquin, OR 97624
File No. 620521AM

STATUTORY WARRANTY DEED

Sue Ann Pennock, Successor Trustee of the Allan Moors and Georgia Kay Moors Revocable Living Trust, dated September 13, 2016,

Grantor(s), hereby convey and warrant to

Edward Estabrook and Heather Galindez, as Tenants by the Entirety,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 14, Block 53, of First Addition to Klamath Forest Estates, Filed November 7, 1962, Plat number 13-313, Klamath County, Oregon

The true and actual consideration for this conveyance is \$80,000.00.
The above-described property is free of encumbrances except all those items of record, if any; as of the date of this deed and those shown below, if any:

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 22nd day of March, 2024.

Allan Moors and Georgia Kay Moors Revocable Living Trust

By: Sue Ann Pennock
Sue Ann Pennock, Successor Trustee

State of Idaho} ss.
County of Boundary }

On this 22 day of March, 2024, before me, Rebecca L. Bradley, a Notary Public in and for said state, personally appeared Sue Ann Pennock known or identified to me to be the person whose name is subscribed to the foregoing instrument as Trustee of the Allan Moors and Georgia Kay Moors Revocable Living Trust, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Rebecca L. Bradley
Notary Public for the State of Idaho»
Residing at: Bannock Ferry
Commission Expires: 09/30/2025

