

Mark Runnels

2024-004194

Klamath County, Oregon

Kirk E. Johnson and Barbara L. Johnson  
Grantors

00328846202400041940020029

05/28/2024 09:15:35 AM

Fee: \$87.00

Kirk E. Johnson and Barbara L. Johnson, Trustees  
5535 Breitenstein Lane  
Klamath Falls, OR 97601  
GranteesAfter recording return to  
GranteesUntil a change is  
requested, all tax statements shall be sent to:  
Kirk E. Johnson and Barbara L. Johnson, Trustees  
Breitenstein Lane, Klamath Falls, OR 97601**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, That Kirk E. Johnson and Barbara L. Johnson, hereinafter called the grantors, for the consideration hereinafter stated, to grantors paid by Kirk E. Johnson and Barbara L. Johnson, Trustees of the K & B JOHNSON LIVING TRUST hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

See EXHIBIT "A" ATTACHED hereto and by this reference incorporated herein as if fully set out.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352

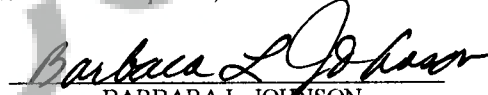
To Have and to Hold the same unto the said grantees and grantees' heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every party of 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 other than money.

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 undersigned grantor, has executed this instrument this April 11, 2024.

  
KIRK E. JOHNSON

  
BARBARA L. JOHNSON

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named Kirk E. Johnson and Barbara L. Johnson and acknowledged the foregoing instrument to be their voluntary act and deed.

This \_11th\_ day of April, 2024.

(S E A L)

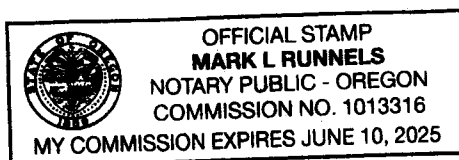
Before me:   
Notary Public for Oregon

EXHIBIT "A"

The East  $\frac{1}{2}$  of the Northeast  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$  Section 1,  
Township 39 South, Range 8 East of the Willamette Meridian, in the  
County of Klamath, State of Oregon.

EXCEPTING THEREFROM: Beginning at an Iron Pin Located at the  
Southeast Corner of the Northeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said  
Section 1, Thence West 331.47 feet; Thence North 659.88 feet; Thence  
East 331.75 feet; Thence South 656.86 feet to the Point of Beginning.

THIS PROPERTY LIES IN THE COUNTY OF KLAMATH STATE  
OF, OREGON .