



After recording return to:
Johnson Family Trust
7107 Turner Court
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:
Johnson Family Trust
7107 Turner Court
Klamath Falls, OR 97603

File No.: 7161-4188294 (SA)
Date: July 25, 2024

THIS SPACE RESERVED FOR

2024-007824

Klamath County, Oregon

09/06/2024 12:57:02 PM

Fee: \$87.00

STATUTORY WARRANTY DEED

Roger J. Bailey and Doris L. Bailey, as tenants by the entirety, Grantor, conveys and warrants to **Peggy Eunice Johnson, Trustee of the Johnson Family Trust, Dated 7/29/2022**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

The NE1/2 of Lot 44 and Lot 45, Block 1, Tract No. 1085, COUNTRY GREEN, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.
2. The **2024-2025** Taxes, a lien not yet payable.

The true consideration for this conveyance is **\$197,500.00**. (Here comply with requirements of ORS 93.030)

