

**2024-010597**

**Klamath County, Oregon**

**12/06/2024 04:03:01 PM**

**Fee: \$87.00**

**RECORDING REQUESTED BY AND  
WHEN RECORDED MAIL TO:**

Erik C. Larsen  
Larsen MacGraw, LLP  
827 Alder Creek Drive, Suite C  
Medford, OR 97504

**UNTIL A CHANGE IS REQUESTED  
SEND ALL TAX STATEMENTS TO:**

No Change.

**STATUTORY WARRANTY DEED**

BRIAN P. GUYETTE and CHRYSTAL C. CLAYTON, as "Grantors," hereby convey and warrant unto BRIAN P. GUYETTE and CHRYSTAL C. CLAYTON, trustees of the GUYETTE FAMILY TRUST dated December 6, 2024, as "Grantees," all of their right, title and interest in and to that certain real property located in Klamath County, Oregon, free of encumbrances other than those current of record, and more particularly described as follows:

**Vacated Lots 12, 13 and 14, Block 5, TRACT NO. 1077, LAKEWOODS SUBDIVISION UNIT NO. 3,  
according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon. Per  
Order #OR2018-088 recorded March 28, 2018 Instrument No. 2018- 003746**

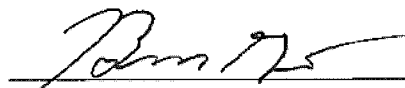
The consideration for this transfer is zero dollars.


**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.**

IN WITNESS WHEREOF, Grantors have hereunto subscribed their names to this instrument effective this December 6, 2024.

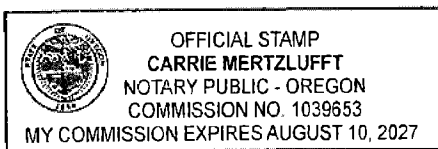
GRANTORS:

  
\_\_\_\_\_  
Brian P. Guyette

  
\_\_\_\_\_  
Chrystal C. Clayton

STATE OF OREGON           )  
  ) ss.  
County of Jackson        )

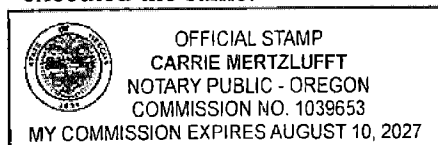
On this December 6, 2024, before me, the undersigned Notary Public in and for said State, personally appeared BRIAN P. GUYETTE, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

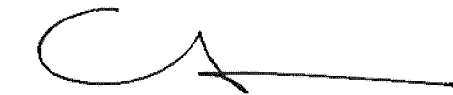


  
\_\_\_\_\_  
Notary Public for the State of Oregon

STATE OF OREGON           )  
  ) ss.  
County of Jackson        )

On this December 6, 2024, before me, the undersigned Notary Public in and for said State, personally appeared CHRYSTAL C. CLAYTON, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same.



  
\_\_\_\_\_  
Notary Public for the State of Oregon