



After recording return to:  
Shawn MacDonald  
3200 NW Jenna Ter.  
Portland , OR 97229

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Shawn MacDonald  
3200 NW Jenna Ter.  
Portland , OR 97229

File No.: 7061-4219975 (ck)  
Date: November 12, 2024

THIS SPACE RESERVED FOR RECORDER'S USE

### **STATUTORY WARRANTY DEED**

**Steven G. Morse and Jacqueline Morse, Trustees of the Jacqueline Morse Trust dated October 7, 2004**, Grantor, conveys and warrants to **Shawn MacDonald**, 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:

**Lot 9 in Block 2 of TRACT No. 1119, LEISURE WOODS - UNIT 2, according to the official plat thereof on file in the office of the County 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.

The true consideration for this conveyance is **\$125,000.00**. (Here comply with requirements of ORS 93.030)

APN: **10669**

Statutory Warranty Deed  
- continued

File No.: **7061-4219975 (ck)**

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 26 day of December, 2024.

Jacqueline Morse and Steven G. Morse,  
Trustees of the Morse Jacqueline Trust

*Jacqueline Morse*

Jacqueline Morse, Trustee

*Steven G Morse*

Steven G. Morse, Trustee

APN: **10669**

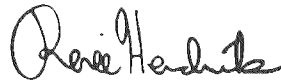
Statutory Warranty Deed  
- continued

File No.: **7061-4219975 (ck)**

STATE OF Washington                    )  
  )ss.  
County of                                 )  
  Snohomish

This instrument was acknowledged before me on this 26th day of December, 2024  
by Jacqueline Morse and Steven G. Morse as Trustees of the Morse Jacqueline Trust, on behalf  
of the Trust.

RENEE HENDRICKS  
NOTARY PUBLIC  
STATE OF WASHINGTON  
COMMISSION # 193847  
COMMISSION EXPIRES 08/09/2025



Renee Hendricks

Notary Public for Washington  
My commission expires: 08/09/2025

Notarized remotely online using communication technology via Proof.