

2025-002186

Klamath County, Oregon



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03/26/2025 01:49:24 PM

Fee: \$87.00

William M. Dart, Jr. and Linda L. Dart.
Grantors

William M. Dart, Jr. and Linda L. Dart, Trustees
2507 Unity Street
Klamath Falls, OR 97603
Grantees

After recording return to:
Grantees

Until a change is
requested, all tax statements shall be sent to:
William M. Dart, Jr. and Linda L. Dart, Trustees
2507 Unity Street, Klamath Falls, OR 97603

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That William M. Dart, Jr. and Linda L. Dart, hereinafter called the grantors, for the consideration hereinafter stated, to grantors paid by William M. Dart, Jr. and Linda L. Dart, Trustees of THE W & L DART LIVING TRUST hereinafter called the grantees, do 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:

A portion of the NW1/4 SE1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point which is 662.0 feet Northwesterly on the Northerly right of way line of the Dalles-California Highway from the Southeast corner of the SW1/4 SE1/4 of Section 1; thence North 1,380.76 feet to the true point of beginning of this description; thence West a distance of 203.4 feet; thence South a distance of 139.3 feet; thence East a distance of 203.4 feet; thence North a distance of 139.3 feet, more or less to the point of beginning.

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 grantors, have executed this instrument this October 23 2024.


WILLIAM M. DART, JR.



LINDA L. DART

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named William M. Dart, Jr. and Linda L. Dart and each acknowledged the foregoing instrument to be their voluntary act and deed.

This 23rd day of October, 2024.

(S E A L)

Before me: 
Notary Public for Oregon

