



THIS SPACE RESERVED FOR RECORDER'S USE

2025-004894
Klamath County, Oregon
06/24/2025 02:56:01 PM
Fee: \$92.00

After recording return to:
WILLIAM PECK HURLBUT, and ASHLEY S.
HURLBUT, Trustees, or their successors in
interest, of the HURLBUT FAMILY TRUST
dated February 25, 2025, and any
amendments thereto
22886 Blackwillow Way
Reno, NV 89521

Until a change is requested all tax statements
shall be
sent to the following address:
WILLIAM PECK HURLBUT, and ASHLEY S.
HURLBUT, Trustees, or their successors in
interest, of the HURLBUT FAMILY TRUST
dated February 25, 2025, and any
amendments thereto
22886 Blackwillow Way
Reno, NV 89521
File No. 1004103

STATUTORY WARRANTY DEED

Linda L. Aydelott, Trustee of the Aydelott Family Trust, as to Parcel 1; Linda Lee Aydelott, Trustee of the Aydelott Family Trust, as to Parcel 2, Grantor(s), hereby convey and warrant to

WILLIAM PECK HURLBUT, and ASHLEY S. HURLBUT, Trustees, or their successors in interest, of the HURLBUT FAMILY TRUST dated February 25, 2025, and any amendments thereto,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

PARCEL 1:

Lot 1, Block 4, WEST CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

AND

All that portion of Chinchalo Strest that lies North of Lot 1 in Block 4, WEST CHILOQUIN, East of Lalo Avenue and West of the Williamson River, situated in the NW1/4 SE1/4 of Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2

Lots 2 and 3, Block 4, WEST CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$65,000.00.
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

Real property taxes due, if any, but not yet payable

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: June 23, 2025

Aydelott Family Trust

By: Linda Lee Aydelott
Linda Lee Aydelott, Trustee

State of Nevada } ss.
County of Clark }

On this 23rd day of June, 2025, before me, Julie Cruz-Smith, a Notary Public in and for said state, personally appeared Linda Lee Aydelott known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Aydelott Family Trust and acknowledged that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Julie Cruz-Smith
Notary Public for the State of Nevada
Residing at: 9095 Gray Bull Dr
Commission Expires: 11/6/2027

