

EC

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Returned at Counter

2025-006413

Klamath County, Oregon



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option

SF 07/24/2025 12:38:07 PM

Fee: \$87.00

FOR  
RECORDER'S USE

No. \_\_\_\_\_, Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_, Deputy.

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

KIM H. BENNETT  
33602 SUNDANCE CIR  
CHILOQUIN, OR 97624

Until requested otherwise, send all tax statements to (Name, Address, Zip):

KIM BENNETT  
33602 SUNDANCE CIR  
CHILOQUIN, OR 97624

## WARRANTY DEED - SURVIVORSHIP

KNOW ALL BY THESE PRESENTS that KIM H. BENNETT + LINH A. BOEHMERhereinafter called grantor, for the consideration hereinafter stated, to grantor paid by KIM H. BENNETT, LINH A. BOEHMER  
MICAH ALFON AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIPhereinafter called grantees, does hereby grant, bargain, sell and convey unto the grantees, not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of the grantees, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:LOT 45, BLOCK 19, TRACT NO. 113, OREGON SHORES, UNIT 2

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantees, their assigns and the heirs of such survivor, forever; provided that grantees herein do not take the title in common but with the right of survivorship, that is, that the fee shall vest absolutely in the survivor of the grantees.

And grantor hereby covenants to and with grantees, their assigns, and the heirs of such survivor, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): \_\_\_\_\_

\_\_\_\_\_, and that grantor will warrant and forever defend the premises and every part and 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 \$ Love. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed applies equally to corporations and to individuals.

In witness whereof, grantor has executed this instrument on \_\_\_\_\_; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

THIS INSTRUMENT WILL 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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on July 14, 2025  
by Kim H. BennettThis instrument was acknowledged before me on July 14, 2025  
by Kim H. Bennett and Linh A. Boehmeras 33602 SUNDANCE CIR, CHILOQUIN, OR 97624  
of \_\_\_\_\_OFFICIAL STAMP  
STARLA RENE HENSLEE  
NOTARY PUBLIC - OREGON  
COMMISSION NO. 1019400

MY COMMISSION EXPIRES NOVEMBER 21, 2025

Starla Rene Henslee  
Notary Public for Oregon  
My commission expires November 21, 2025