

2025-008774

Klamath County, Oregon

After recording return to:
Travis and Mary-Jane Owen, Trustees
15906 Bald Eagle Court
Klamath Falls, OR 97601



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10/01/2025 01:46:34 PM

Fee: \$92.00

Until a change is requested all tax statements shall be sent to the following address:
Travis and Mary-Jane Owen, Trustees
15906 Bald Eagle Court
Klamath Falls, OR 97601

PROPERTY LINE ADJUSTMENT DEED

We, Travis M. Owen and Mary-Jane Owen, Trustees of the Travis and Mary-Jane Owen Joint Revocable Trust, UAD January 27, 2025, Grantors, convey to Travis M. Owen and Mary-Jane Owen, Trustees of the Travis and Mary-Jane Owen Joint Revocable Trust, UAD January 27, 2025, Grantees, the following described real property situated in Klamath County, Oregon, to-wit:

LEGAL DESCRIPTION:

Lot 3, Block 38 of "Tract No. 1084 – Sixth Addition to Klamath River Acres", according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, Situated in the NE1/4 SE1/4 of Section 25, Township 39 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Excepting therefrom:

A portion of Lot 3, Block 38 of "Tract No. 1084, Sixth Addition to Klamath River Acres", Situated in the NE1/4 SE1/4 of Section 25, Township 39 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the most Northerly corner common to Lot 2, Block 38 and said Lot 3, thence, on the arc of a curve to the right (radius point bears S33°13'44"W 122.14 feet and central angle equals 20°31'16"), a distance of 43.75 feet; thence S36°15'00"E, a distance of 47.90 feet; thence S52°02'43"W, a distance of 97.15 feet; thence S09°30'14"W, a distance of 85.92 feet; thence N08°15'00"E, a distance of 215.29 feet to the point of beginning, containing 0.112 Acres, more or less, with bearings based on Record of Survey #7191 on file at the office of the Klamath County Surveyor.

The area of this property after adjustment is 0.945 Acres, more or less.

The true consideration for this conveyance is \$0. (Here comply with the requirements of ORS 93.030). The purpose of this conveyance is to provide an accurate legal description of the subject property following "Property Line Adjustment 8-25".

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE 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 30th day of September, 2025.

Travis M. Owen
Travis M. Owen, Trustee

Mary-Jane Owen
Mary-Jane Owen, Trustee

STATE OF OREGON
ss}
COUNTY OF KLAMATH

On this 30 day of September, 2025, before me, Michelle Monteith, a Notary Public in for said state, personally appeared Travis M. Owen and Mary-Jane Owen, Trustees of the Travis and Mary-Jane Owen Joint Revocable Trust, UAD January 27, 2025, known or identified to me to be the persons whose names are subscribed to the within Instrument and acknowledged to me that they executed the same.

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

Michelle Monteith
Notary Public for the State of Oregon



My commission expires: 9/13/2026