



After recording return to:
Theodore Holm and Penny Holm
37855 Park View Drive
Chiloquin, OR 97624

Until a change is requested all tax
statements shall be sent to the
following address:
Theodore Holm and Penny Holm
37855 Park View Drive
Chiloquin, OR 97624

File No.: 7161-4305654 (SA)
Date: September 02, 2025

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Micah Pullen and Nicole Morton, who acquired title as Nicole Pullen, Grantor, conveys and warrants to **Theodore Holm and Penny Holm, as tenants by the entirety**, 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 3, BLOCK 6, TRACT 1053 - OREGON SHORES, 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.
2. The **2025-2026** Taxes, a lien not yet payable.

The true consideration for this conveyance is **\$257,000.00**. (Here comply with requirements of ORS 93.030)

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

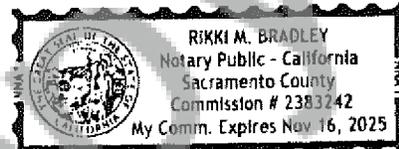
State of California
County of Sacramento

On October 17, 2025 before me, Rikki M. Bradley, Notary Public
(insert name and title of the officer)

personally appeared Nicole Morton
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature  (Seal)