



THIS SPACE RESERVED FOR RECORDER'S USE

2025-009561
Klamath County, Oregon
10/27/2025 09:27:01 AM
Fee: \$92.00

After recording return to:
Edward W. Maloney, Trustee of the Edward
W. Maloney Revocable Living Trust, dated
November 19, 2019

1720 Old Fort Rd.

Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be
sent to the following address:
Edward W. Maloney, Trustee of the Edward
W. Maloney Revocable Living Trust, dated
November 19, 2019

1720 Old Fort Rd.

Klamath Falls, OR 97601
File No. 1027369

STATUTORY WARRANTY DEED

James D. English and Jeanette E. Hayes as Trustees of the James D. English and Jeanette E. Hayes Revocable Living Trust, dated July 19, 2018, Grantor(s), hereby convey and warrant to

Edward W. Maloney, Trustee of the Edward W. Maloney Revocable Living Trust, dated November 19, 2019,

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:

A tract of land situated in the SE1/4 of the SW1/4 of Section 22, Township 38 South, Range 9 East of the Willamette Meridian, being a portion of that tract of land described in Deed Volume 103, page 458, Klamath County, deed records, and being more particularly described as follows:

Beginning at an iron pin on the Northwest boundary of the Old Fort Road and the Southwest boundary of an access road, said point being South 27°54' West a distance of 265.56 feet from the Northeast corner of the SE1/4 of the SW1/4 of said Section 22, thence North 35°10' West along the Southwest boundary of said Access road a distance of 197.35 feet to an iron pin; thence South 43°47' West along a fence line a distance of 381.13 feet to an iron pin; thence south 70°20' East along a fence line a distance of 318.89 feet to an iron pin on the Northwest boundary of the Old Fort Road; thence North 19°13' East along the Northwest boundary of the Old Fort Road, a distance of 233.40 feet, more or less, to the point of beginning.

The true and actual consideration for this conveyance is \$110,000.00.
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:

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: 10/22/25

James D. English and Jeanette E. Hayes Revocable Living Trust

By: [Signature]
James D. English, Trustee

By: [Signature]
Jeanette E. Hayes, Trustee

State of Oregon } ss.
County of Klamath }

On this 22nd day of October, 2025, before me, Jenny Brazil, a Notary Public in and for said state, personally appeared James D. English and Jeanette E. Hayes, known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustees of the James D. English and Jeanette E. Hayes Revocable Living Trust and acknowledged that they executed the same as Trustees.

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

[Signature]
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 9/19/2026

