



THIS SPACE RESERVED FOR RECORDER'S USE

2025-011650
Klamath County, Oregon
12/31/2025 08:40:01 AM
Fee: \$92.00

After recording return to:
Russell Lewis Frey and Latisha Kaye Frey
11445 Hill Rd.
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Russell Lewis Frey and Latisha Kaye Frey
11445 Hill Rd.
Klamath Falls, OR 97603
File No. 1033772

STATUTORY WARRANTY DEED

Elizabeth Taylor and Carol Shelby, Successor Trustees of the John D. Fry and Kathleen Y. Fry Revocable Living Trust, Grantor(s), hereby convey and warrant to

Russell Lewis Frey and Latisha Kaye Frey , as Tenants by the Entirety, 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:

Lot 8 in Block 1 of Tract No. 1109, CHALET VISTA, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$620,000.00.
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:

Unofficial Copy

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: 12/19/25

John D. Fry and Kathleen Y. Fry Revocable Living Trust

By: Elizabeth Taylor
Elizabeth Taylor, Successor Trustee

By: Carol Shelby
Carol Shelby, Successor Trustee

State of Oregon } ss.
County of ~~Klamath~~ } CLACKAMAS

On this 19TH day of December, 2025, before me, JOHN THOMAS BATES, a Notary Public in and for said state, personally appeared Elizabeth Taylor and Carol Shelby known or identified to me to be the person whose name is subscribed to the foregoing instrument as successor trustee of the John D. Fry and Kathleen Y. Fry Revocable Living Trust and acknowledged to me that he/she/they executed the same as successor 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.

John Thomas Bates
Notary Public for the State of Oregon
Residing at: 3001 Kensington CT WEST LINN OR 97068
Commission Expires: 6-11-27

