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STATUTORY WARRANTY DEED

BILLY J. CANADA AND MARY E. CANADA

Grantor,

conveys and warrants to JOHN A. BETTS

Grantee,

the following described real property free of liens and encumbrances, except as specifically set forth herein:
LOTS 1 AND 2, BLOCK 13, WEST CHILOQUIN, ACCORDING TO THE OFFICIAL PLAT THEREOF
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

This property is free of liens and encumbrances, EXCEPT: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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.

The true consideration for this conveyance is \$ 32,000.00 (Here comply with the requirements of ORS 93.030)

Dated this 5th day of February 19 98


BILLY J. CANADA


MARY E. CANADA

STATE OF OREGON
County of KLANATH

} ss.

BE IT REMEMBERED, That on this _____ day of _____ 19 _____, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named BILLY J. CANADA AND MARY E. CANADA

known to me to be the identical individual s described in and who executed the within instruments and acknowledged to me that THEY executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Notary Public for Oregon.

My Commission expires _____

Title Order No. K-51873
Escrow No. K51873D

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to: & TAXES TO:
JOHN BETTS

304 W. 1st St.

Chiloquin, OR 97624

Name, Address, Zip

Until a change is requested all tax statement shall be sent
to the following address.

JOHN BETTS

OR

Name, Address, Zip

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Tehama

} ss.

On 2/5/98

Date

before me, Barbara J. Seawright, Notary Public

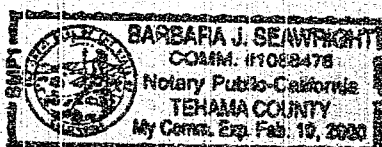
Name and Title of Officer (e.g., "Joseph Doe, Notary Public")

personally appeared Billy J. Canada and Mary E. Canada

Name(s) of Signor(s)

☐ personally known to me☒ 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.



Place Notary Seal Above

WITNESS my hand and official seal.

Barbara J. Seawright
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty DeedDocument Date: 2/5/98Number of Pages: 1

Signor(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

Top of thumb here

STATE OF OREGON: COUNTY OF KLAMATH ss.

Filed for record at request of First American Title the 12th day
of February A.D. 19 98 at 3:33 o'clock P. M., and duly recorded in Vol. M98
of Deeds on Page 4652

FEE \$35.00

By Bernetha G. Letsch, County Clerk
Kathleen Reed