

2006-019144

Klamath County, Oregon



This

09/22/2006 03:54:23 PM

Fee: \$66.00

After recording return to:

Lonnie Blofsky,

6190 READER ROAD  
Klamath Falls, OR 97603

Until a change is requested  
send tax statements to the  
following address:

Lonnie Blofsky

6190 READER ROAD  
Klamath Falls, OR 97603

Dated May \_\_, 2006

### STATUTORY WARRANTY DEED

Cheryl Edge, Lonnie Blofsky, Ted Blofsky, Jr., Brad Blofsky, Chuck Blofsky, Larry Blofsky, and Ronnie Blofsky, as Tenants in Common, hereinafter called "Grantors", convey and warrant, to **Lonnie Blofsky**, hereinafter called "Grantee" the following real property, free of encumbrances, except as specifically set forth herein:

Lot 46, of the resubdivision of Tracts B and C FRONTIER TRACTS, a platted portion of Klamath County, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to the reservation that no commercial enterprise or enterprises shall be operated on the above described real property.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and also all its estate, right, title and interest at Law and Equity therein and thereto, except as above limited.

THE LIABILITY AND OBLIGATIONS OF THE GRANTORS TO GRANTEES AND GRANTEES' HEIRS AND ASSIGNS UNDER THE WARRANTIES AND COVENANTS CONTAINED HEREIN OR PROVIDED BY LAW SHALL BE LIMITED TO THE EXTENT OF COVERAGE THAT WOULD BE AVAILABLE TO GRANTORS UNDER A [STANDARD POLICY OF TITLE INSURANCE CONTAINING EXCEPTIONS FOR MATTERS OF PUBLIC RECORD EXTENDED]. IT IS THE INTENTION OF THE GRANTORS TO PRESERVE ANY EXISTING TITLE INSURANCE COVERAGE. THE LIMITATIONS CONTAINED HEREIN EXPRESSLY DO NOT RELIEVE GRANTORS OF ANY LIABILITY OR OBLIGATIONS UNDER THIS INSTRUMENT, BUT MERELY DEFINE THE SCOPE, NATURE AND AMOUNT OF SUCH LIABILITY OR OBLIGATIONS.

The true consideration for this conveyance is \$ 2,860.00

Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)). "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," and to inquire about the rights of neighboring property owners, if any under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)).

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that "grantors" are lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every part of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the undersigned "grantors," have executed this instrument this \_\_\_\_\_ day of May, 2006.

Cheryl H. Edge  
Cheryl Edge

Lonnie V Blofsky  
Lonnie Blofsky,

\_\_\_\_\_  
Ted Blofsky, Jr.,

\_\_\_\_\_  
Brad Blofsky,

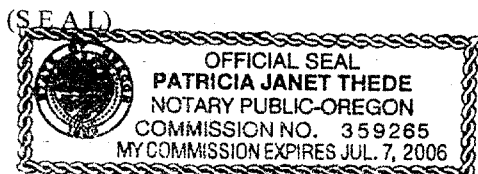
\_\_\_\_\_  
Chuck Blofsky,

Larry E Blofsky  
Larry Blofsky,

Ronnie J. Blofsky  
Ronnie Blofsky,

STATE OF OREGON, County of Klamath)ss.

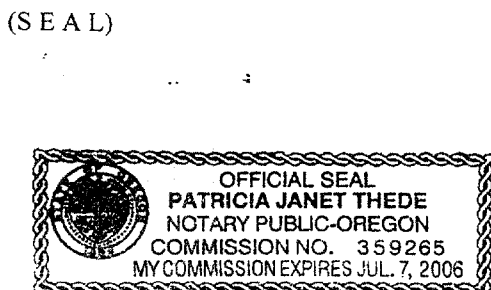
Personally appeared the above named CHERYL EDGE and acknowledge the foregoing instrument to be her voluntary act and deed.



Before me: Patricia Janet Thede  
Notary Public for Oregon 6-2-06

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.



Before me: Patricia Janet Thede 6-2-06

Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named TED BLOFSKY, JR. and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named BRAD BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named CHUCK BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LARRY BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)



Before me: Patricia Janet Thede  
Notary Public for Oregon

6-2-06

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named RONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)



Before me: Patricia Janet Thede  
Notary Public for Oregon

6-2-06

Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)). "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," and to inquire about the rights of neighboring property owners, if any under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)).

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that "grantors" are lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every part of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

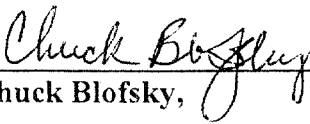
In Witness Whereof, the undersigned "grantors," have executed this instrument this \_\_\_\_ day of May, 2006.

\_\_\_\_\_  
Cheryl Edge,

\_\_\_\_\_  
Lonnie Blofsky,

\_\_\_\_\_  
Ted Blofsky, Jr.,

\_\_\_\_\_  
Brad Blofsky,

  
\_\_\_\_\_  
Chuck Blofsky,

\_\_\_\_\_  
Larry Blofsky,

\_\_\_\_\_  
Ronnie Blofsky,

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named CHERYL EDGE and acknowledge the foregoing instrument to be her voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_

Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named TED BLOFSKY, JR. and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named BRAD BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

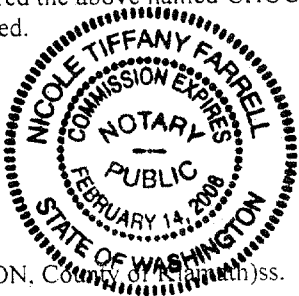
(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF <sup>washington</sup> ~~OREGON~~, County of <sup>clam</sup> ~~Klamath~~)ss.

X Personally appeared the above named CHUCK BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)



Before me: \_\_\_\_\_  
Notary Public for ~~Oregon~~ <sup>washington</sup>  
*my commission expires 1/14/2008*

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LARRY BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named RONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)). "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," and to inquire about the rights of neighboring property owners, if any under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)).

2

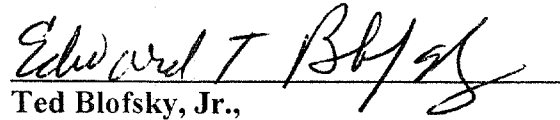
To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns, that "grantors" are lawfully seized in fee simple of the above granted premises, free from all encumbrances except those of record and those apparent upon the land, if any, as of the date of this deed, and that grantor will warrant and forever defend the said premises and every part of parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the undersigned "grantors," have executed this instrument this 23 day of May, 2006.

Cheryl Edge,

Lonnie Blofsky,

  
Ted Blofsky, Jr.,

Brad Blofsky,

Chuck Blofsky,

Larry Blofsky,

Ronnie Blofsky,

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named CHERYL EDGE and acknowledge the foregoing instrument to be her voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named TED BLOFSKY, JR. and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: Edward T. Beyer  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named BRAD BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named CHUCK BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LARRY BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named RONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

STATE OF CALIFORNIA

COUNTY OF San Diego

SS.

On May 23, 2004

before me,

Anita L. Sanz

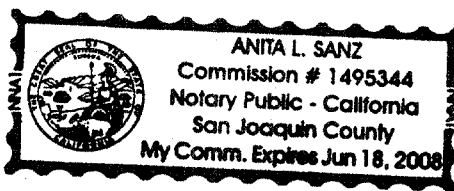
(Print name of Notary)

a Notary Public, personally appeared Edward T. Blofsky, Jr.

☐ Personally known to me **OR** ☒ 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.

WITNESS my hand and official seal.

Anita L. Sanz  
Signature of Notary



(Seal)

Capacity Claimed by Signer

☒ Individual(s)

☐ Corporate Officer(s) - Title(s)

☐ Partner(s)

☐ Attorney-in-Fact

☐ Trustee(s)

☐ Guardian/Conservator

☐ Other:

Signer is Representing: Name of person(s) or  
Entity(ies)

Description of Attached Document

(Although this information is optional, it could prevent fraudulent attachment of this certificate to another document.)

This certificate is for attachment to the document described below:

Title or type of document Specific Power of Attorney

Number of pages 1

Date of document May, 23, 2004

Signer(s) other than named above



Before signing or accepting this instrument, the person transferring fee title should inquire about the person's rights, if any, under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)). "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," and to inquire about the rights of neighboring property owners, if any under Chapter 1, Oregon Laws 2005 (Ballot Measure 37 (2004)).

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In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the undersigned "grantors," have executed this instrument this \_\_\_\_ day of May, 2006.

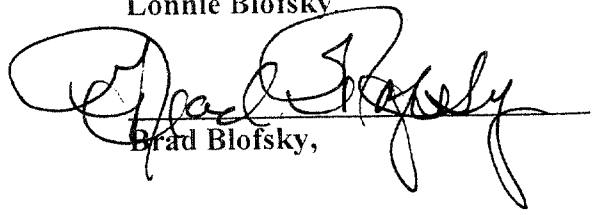
\_\_\_\_\_  
Cheryl Edge.

\_\_\_\_\_  
Ted Blofsky, Jr.,

\_\_\_\_\_  
Chuck Blofsky,

\_\_\_\_\_  
Ronnie Blofsky,

\_\_\_\_\_  
Lonnie Blofsky

  
\_\_\_\_\_  
Brad Blofsky,

\_\_\_\_\_  
Larry Blofsky,

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named CHERYL EDGE and acknowledge the foregoing instrument to be her voluntary act and deed.

(S E A L) Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L) Before me: \_\_\_\_\_

Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

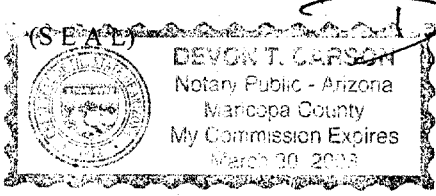
X Personally appeared the above named TED BLOFSKY, JR. and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

~~Arizona~~ ~~MariCopa~~  
STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named BRAD BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.



Before me: *[Signature]*  
Notary Public for ~~Oregon~~ Arizona

STATE OF OREGON, County of Klamath)ss.

X Personally appeared the above named CHUCK BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named LARRY BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon

STATE OF OREGON, County of Klamath)ss.

Personally appeared the above named RONNIE BLOFSKY and acknowledge the foregoing instrument to be his voluntary act and deed.

(S E A L)

Before me: \_\_\_\_\_  
Notary Public for Oregon