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2008-001367

Klamath County, Oregon



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02/01/2008 03:55:13 PM

Fee: \$26.00

SPACE RES
FOR
RECORDER

Amber Balisz AKA
Amber Atchley
4405 Summers Lane
K-Falls, OR 97603
Grantor's Name and Address
John J. Atchley, Jesse
Atchley & Tana Atchley
P.O. Box 5243 K-Falls, OR
Grantee's Name and Address 97601

After recording, return to (Name, Address, Zip):

John J. Atchley
P.O. Box 5243
Klamath Falls OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):

John J. Atchley
P.O. Box 5243
Klamath Falls, OR
97601-0126

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Amber Atchley
AKA Amber Balisz

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by John J. Atchley, Jesse Atchley & Tana Atchley - A family division undivided property, hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

A part of Lot 13, plus the South 1/2 Lot 5500, plus described as follows:

Beginnings of the 14 corner Section 14, township 36 South, Range 10 East with monument to meridian, Thence East 1233 Feet, Thence North 50 Feet, Thence West 120 Feet, Thence North 150 Feet, Continued on back

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed., and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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

In witness whereof, the grantor has executed this instrument on 01 February 2008; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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. 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.

Amber
B Amber Atchley AKA Balisz
Amber Atchley

STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on FEB 01, 2008by Amber Balisz

This instrument was acknowledged before me on

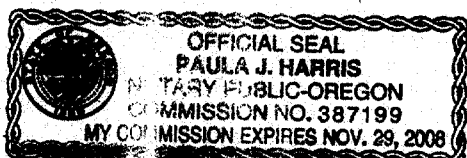
by

as

of

Notary Public for Oregon

My commission expires

Nov 29, 2008

Thence West 470 Feet, Thence South 50 Feet, Thence West 70 Feet, Thence North 50 Feet, Thence West 573 Feet, Thence South 200 Feet to the point of the beginning; And excepting that part contained within the above described parcel that is A 60 Feet wide Rite - of way corrected to Klamath County by Deed and Recorded in Volume 85, page 614, Deed Records of Klamath County.

The above described parcel and any structure contained thereon also conveyed to the Grantee(s) named above.