

MT79998-KR



2008-007641
Klamath County, Oregon

THIS SPACE



05/27/2008 03:29:22 PM

Fee: \$31.00

After recording return to:

John Michael Slinker

1710 Quail Ridge Drive

Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:

John Michael Slinker

1710 Quail Ridge Drive

Klamath Falls, OR 97601

Escrow No. MT79998-HB

Title No.

SWD-EM

STATUTORY WARRANTY DEED

Walter B. Brewer, Jr., Successor Trustee of the Brewer 1984 Trust Dated March 5, 1984, Grantor(s) hereby convey and warrant to John Michael Slinker and Pamela Jo Slinker, 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:

SEE ATTACHED EXHIBIT "A"

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:

The true and actual consideration for this conveyance is \$0.00.

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.

AMERITITLE, has recorded this
instrument by request as an accommodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be described therein.

3/11/11

Dated this 21st day of May, 2008

The Brewer 1984 Trust dated March 5, 1984

BY Walter B. Brewer, Jr. Trustee
Walter B. Brewer, Jr., Successor Trustee

State of Ny
County of Niagara

This instrument was acknowledged before me on May 21, 2008 by Walter B. Brewer, Jr., Successor Trustee of The Brewer 1984 Trust dated March 5, 1984.

Ruth L. Earl
(Notary Public for ~~Oregon~~)

My commission expires _____

RUTH L. EARL
Notary Public, State of New York
Qualified in Niagara County
My Commission Expires March 1, 2011

EXHIBIT "A"
Legal Description for PLA 13-07

A parcel of land situated in the NE1/4 of the SE1/4 of Section 20, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Beginning at the southeast corner of Lot 2, Block 3 of Tract 1263-Quail Ridge Subdivision; thence along the south line of said Lot 2, S64°19'00"W, 120.00 feet to the southwest corner of said Lot 2, marking the easterly right-of-way line of Wade Circle; thence leaving said right-of-way line, N75°48'38"E, 112.68' feet to the southerly extension of the easterly line of said Lot 2; thence N02°34'04"W, 24.41 feet to the point of beginning.

Containing 1,347 square feet more or less.
