



THIS SPACE RES

2008-012519

Klamath County, Oregon



00052768200800125190030034

09/08/2008 11:28:17 AM

Fee: \$31.00

After recording return to:

KEVIN P. O'DONNELL

82644 SPRAGUE LANE

DEXTER, OR 97431

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

KEVIN P. O'DONNELL

82644 SPRAGUE LANE

DEXTER, OR 97431

Escrow No. MT83129-LW

Title No. 0083129

SWD

STATUTORY WARRANTY DEED

SYLVIA C. STARE and DEBORAH JEAN STARE, as tenants in common, Grantor(s) hereby convey and warrant to KEVIN P. O'DONNELL, DAWN C. RATLIFE ~~AND~~ SHAEMAS K. O'DONNELL, with the rights of survivorship, 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 16, Block 16, KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT PLAT NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

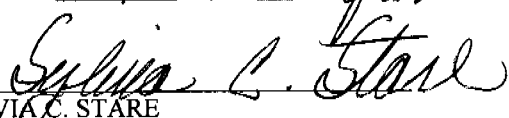
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2008-2009 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is \$14,500.00.

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.

Dated this 19 day of August 2008


SYLVIA C. STARE


DEBORAH JEAN STARE

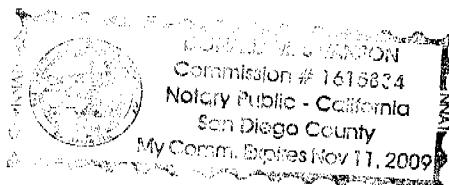
STATE OF CALIFORNIA

COUNTY OF SANDIEGO^{SS.}

On August 19, 2008 before me, Donald M. Suess, Notary Public, personally appeared SYLVIA C. STARE 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 ~~they~~ executed the same in ~~their~~ authorized capacity(ies), and that by ~~their~~ signatures(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.

Signature 





After recording return to:

KEVIN P. O'DONNELL

82644 SPRAGUE LANE

DEXTER, OR 97431

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Dated this 20th day of August, 2008

SYLVIA C. STARE


 DEBORAH JEAN STARE

STATE OF CALIFORNIA

ss.

COUNTY OF

see attached notarial
certificate

On _____, 2008 before me, _____ personally appeared SYLVIA C. STARE 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 THEY executed the same in their authorized capacity(ies), and that by their signatures(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.

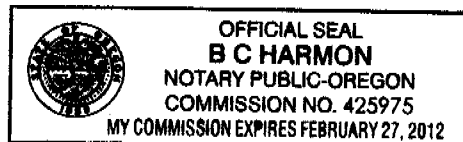
Signature _____

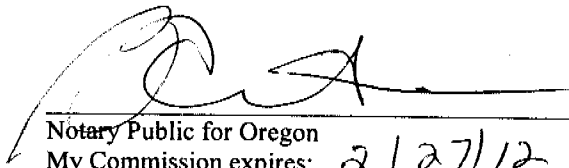
State of Oregon

County of Multnomah

On this 20 day of August, 2008, personally appeared before me the above named DEBORAH JEAN STARE, and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

WITNESS My hand and official seal.




Notary Public for Oregon

My Commission expires: 2/27/12

Unofficial
Copy