

NOT 83605-LW

THIS SPACE RES

2008-015055

Klamath County, Oregon



11/06/2008 11:26:07 AM

Fee: \$21.00

After recording return to:

STEVEN E. SAXTON

P.O. BOX 738

WILLIOW, AK 99688

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

STEVEN E. SAXTON

P.O. BOX 738

WILLIOW, AK 99688

Escrow No. MT83605-LW

Title No. 0083605

SWD

### STATUTORY WARRANTY DEED

**ADRIA TRIENTZE SCHOLTEN GRONSKY**, Grantor(s) hereby convey and warrant to **STEVEN E. SAXTON and MARY JANE SAXTON, 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:

Lot 32, Block 45 FIRST ADDITION TO KLAMATH FOREST ESTATES, 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:

The true and actual consideration for this conveyance is **\$8,500.00**.

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 29 day of October, 2008.

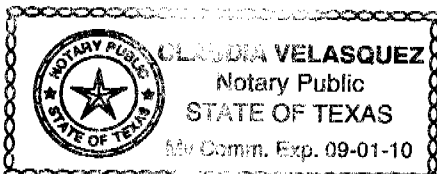
Adria Trientze Scholten Gronsky  
ADRIA TRIENTZE SCHOLTEN GRONSKY

State of Texas  
County of Harris

This instrument was acknowledged before me on 29th Oct, 2008 by ADRIA TRIENTZE SCHOLTEN GRONSKY.

Claudia Velasquez  
(Notary Public)

My commission expires 09-01-10



21 Amt