

2009-000132

Klamath County, Oregon



THIS SPACE



00058355200900001320020028

01/06/2009 02:51:05 PM

Fee: \$26.00

After recording return to:

Janis L Payer

P. O. Box 113

Valley, WA 99181

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

Janis L Payer

P. O. Box 113

Valley, WA 99181

File No.: 7021-1318680 (DMC)

Date: December 29, 2008

### STATUTORY WARRANTY DEED

**Kevin C. Chatham**, Grantor, conveys and warrants to **Janis L Payer**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**LOT 23, BLOCK 27, KLAMATH FOREST ESTATES, FIRST ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.**

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$10,000.00**. (Here comply with requirements of ORS 93.030)

F24

F24

APN: R263422

Statutory Warranty Deed  
- continued

File No.: 7021-1318680 (DMC)  
Date: 12/29/2008

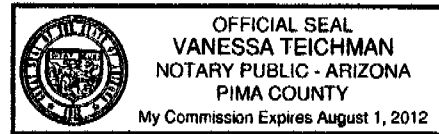
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS 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, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 2 day of January, 2009.

K. C. Chatham

Kevin C Chatham

STATE OF Arizona )  
 )ss.  
County of Pima )



This instrument was acknowledged before me on this 2<sup>nd</sup> day of January, 2009  
by **Kevin C Chatham**.

Vanessa Teichman

Notary Public for  
My commission expires: August 1, 2012