

NTZ 1396-9266

2009-000219

Klamath County, Oregon



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01/08/2009 03:35:19 PM

Fee: \$21.00

<b>After recording return to:</b>
John T. Schaffer P.O. Box 3463 La Pine, OR 97739
<b>Until a change is requested, all tax statements shall be sent to the following address:</b>
Same as Above

Order Number: 13676A

Reserved for Recorder's Use

### STATUTORY WARRANTY DEED

**John T. Schaffer, Grantor** conveys and warrants to **John Thomas Schaffer, Trustee of the John T. Schaffer Living Trust, Grantee** the following described real property free of encumbrances except as specifically set forth herein:


**Lot 13 in Block 1 of New Pine Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$0.00. To change the vesting** (Here comply with requirements of ORS 93.030.)

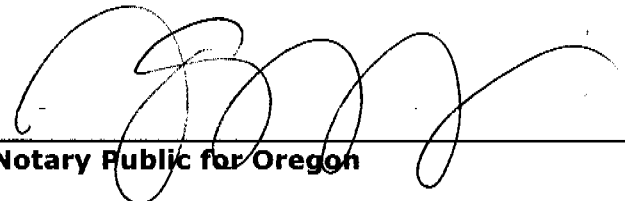
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 and 195.305 TO 195.336 AND SECTIONS 5 TO 11 OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS 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, CHAPTER 424, OREGON LAWS 2007.**

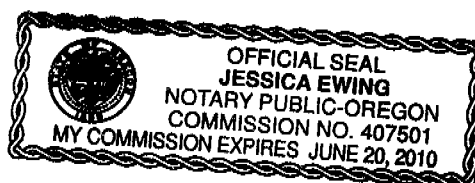
Dated this 22 day of December, 2008

  
John T. Schaffer

State of Oregon, County of Deschutes ) ss.

This instrument was acknowledged before me on this 22nd day of December, 2008, by **John T. Schaffer.**

  
Notary Public for Oregon



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.

21/11/08