

WTC 84242-KR



THIS SPACE

2009-003108
Klamath County, Oregon



03/02/2009 03:34:39 PM

Fee: \$31.00

After recording return to:

Dave Truman

15835 Miami Foley Road

Bay City, OR 97107

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

Dave Truman

15835 Miami Foley Road

Bay City, OR 97107

Escrow No. MT84242-KR

Title No. 0084242

SWD-EM

STATUTORY WARRANTY DEED

Frank Shaw and Brigitte S. Shaw, individually and as Trustees of The Shaw Family Trust, Grantor(s) hereby convey and warrant to Dave Truman and Gina Huey not as tenants in common, but with right 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:

Section 8: NE1/4 SE1/4

Section 9: W1/2 SW1/4, SE1/4 SW1/4

Section 16: W1/2 NE1/4, SE1/4 NE1/4, NE1/4 NW1/4

Township 28 South, Range 10 East of the Willamette Meridian, 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 **\$300,000.00**.

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.

31ant

Dated this 27th day of February, 2009.

Frank Shaw, Individually

Brigitte S. Shaw

~~Brigitte S. Shaw, Individually~~

Brigitte S. Shaw

The Shaw Family Trust

BY: Frank Shaw

Frank Shaw, Trustee and individually

BY: Brigitte S. Shaw

~~Brigitte S. Shaw, Trustee~~

Brigitte

STATE OF CALIFORNIA

ss.

COUNTY OF _____

On 27th day of February, 2009 before me, _____ personally appeared Frank Shaw and Brigitte S. Shaw, individually and as Trustees of The Shaw Family Trust 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 executed the same in authorized capacity(ies), and that by 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 _____

*Notarized
Document Attached*

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Placer

On Feb 27, 2009 before me,

Cynthia DeCourten, Notary Public

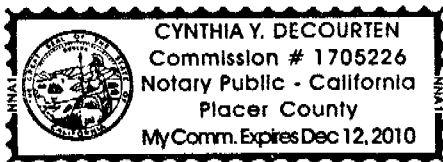
Here Insert Name and Title of the Officer

personally appeared

Frank C. Shaw and
Brigitte S. Shaw

Name(s) of Signer(s)

who 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 he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal Above

WITNESS my hand and official seal.

Signature

Cynthia DeCourten

Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: 02/27/09 Number of Pages: 2

Signer(s) Other Than Named Above: none

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here