

2009-004904

Klamath County, Oregon



00063909200900049040020027



THIS SPAC

04/08/2009 02:51:05 PM

Fee: \$26.00

After recording return to:  
Vernon L. Griggs and Tammy L.  
Griggs  
4534 Meadows Drive  
Klamath Falls, OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:  
Vernon L. Griggs and Tammy L. Griggs  
4534 Meadows Drive  
Klamath Falls, OR 97603

File No.: 7021-1371192 (DMC)  
Date: March 18, 2009

### STATUTORY WARRANTY DEED

**Russell P. Shidler and Julie A. Shidler, as tenants by the entirety**, Grantor, conveys and warrants to **Vernon L. Griggs and Tammy L. Griggs as tenants by the entirety**, 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 4 IN BLOCK 15, TRACT NO. 1148, SECOND ADDITION TO THE MEADOWS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF 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 **\$207,000.00**. (Here comply with requirements of ORS 93.030)

FLU

APN: R556623

Statutory Warranty Deed  
- continued

File No.: 7021-1371192 (DMC)  
Date: 03/18/2009

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 16 day of April, 2009.

Russell P. Shidler  
Russell P. Shidler

Julie A. Shidler  
Julie A. Shidler

STATE OF Washington )  
County of Benton ) ss.

This instrument was acknowledged before me on this 16 day of April, 2009  
by **Russell P. Shidler and Julie A. Shidler.**



Cheryl A. Hightower  
Notary Public for  
My commission expires: