

MT85150-KR

THIS SPACE RE

2009-008001

Klamath County, Oregon



06/09/2009 03:23:43 PM

Fee: \$36.00

After recording return to:

Jon D. Murphy

3488 North Roxy Drive

Medford, OR 97504

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

Jon D. Murphy

3488 North Roxy Drive

Medford, OR 97504

Escrow No. MT85150-KR

Title No. 0085150

SWD

STATUTORY WARRANTY DEED

Conrad F. Reinmiller and Ronald J. Reinmiller and Cheryl A. Rutkowski and Shirley M. Shuler not as tenants in common, but with right of survivorship, Grantor(s) hereby convey and warrant to Jon D. Murphy and Maryn M. Murphy, 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:

LEGAL DESCRIPTION

The North 45 feet of the West 60 feet of Lot 2, and the South 2 1/2 feet of the West 60 feet of Lot 1 in Block 1 of Fairview Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

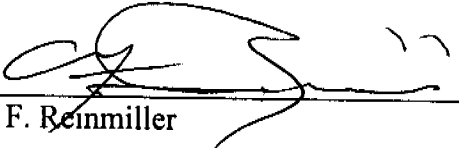
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$55,000.00**.

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.

36amt

Dated this 4 day of June, 2009.


Conrad F. Reinmiller

Signed in counterpart

Ronald J. Reinmiller by Cheryl A. Rutkowski, his attorney in fact

Signed in counterpart

Cheryl A. Rutkowski

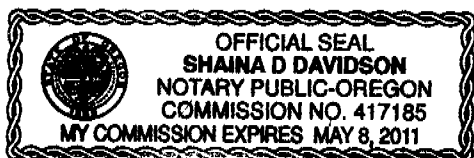
Signed in counterpart

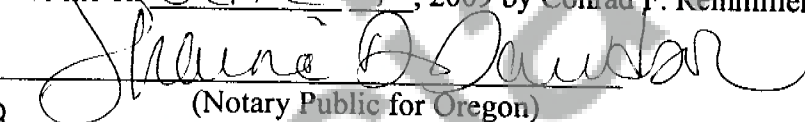
Shirley M. Schuler

State of Oregon

County of Deschutes

This instrument was acknowledged before me on June 4, 2009 by Conrad F. Reinmiller.




(Notary Public for Oregon)

My commission expires 5/8/11

State of _____

County of _____

This instrument was acknowledged before me on _____, 2009 by Shirley M. Schuler.

(Notary Public for _____)

My commission expires _____

State of Oregon

County of _____

This instrument was acknowledged before me on _____, 2009 by Cheryl A. Rutkowski,
Individually and as Attorney in Fact for Ronald J. Reinmiller.

(Notary Public for Oregon)

My commission expires _____

Dated this 3rd day of June, 2009.

Signed in counterpart

Conrad F. Reinmiller

Ronald J. Reinmiller by Cheryl A. Rutkowski
Ronald J. Reinmiller by Cheryl A. Rutkowski, his attorney in fact

Cheryl A. Rutkowski
Cheryl A. Rutkowski

Signed in counterpart

Shirley M. Schuler

State of Oregon

County of _____

This instrument was acknowledged before me on _____, 2009 by Conrad F. Reinmiller.

(Notary Public for Oregon)

My commission expires _____

State of _____

County of _____

This instrument was acknowledged before me on _____, 2009 by Shirley M. Schuler.

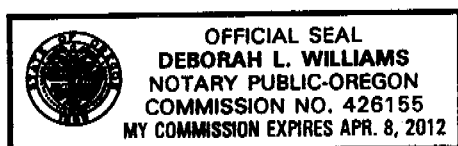
(Notary Public for _____)

My commission expires _____

State of Oregon

County of JACKSON

This instrument was acknowledged before me on JUNE 3, 2009 by Cheryl A. Rutkowski,
Individually and as Attorney in Fact for Ronald J. Reinmiller.



Deborah L. Williams
(Notary Public for Oregon)

My commission expires April 8, 2012

Dated this 8th day of June, 2009

Signed in counterpart

Conrad F. Reinmiller

Signed in counterpart

Ronald J. Reinmiller by Cheryl A. Rutkowski, his attorney in fact

Signed in counterpart

Cheryl A. Rutkowski

Shirley M. Schuler

Shirley M. Schuler

Shuler
nmp
SM

State of Oregon

County of _____

This instrument was acknowledged before me on _____, 2009 by Conrad F. Reinmiller.

(Notary Public for Oregon)

My commission expires _____

State of Virginia

County of Salem

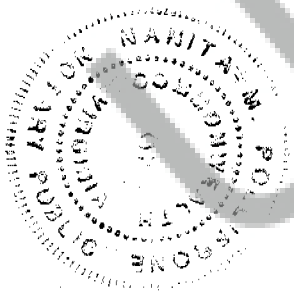
City _____

This instrument was acknowledged before me on June 8, 2009 by Shirley M. Schuler.

Shuler
nmp
SM

Danita M. PolliGreene
(Notary Public for Virginia)

My commission expires June 30, 2009



State of Oregon

County of _____

This instrument was acknowledged before me on _____, 2009 by Cheryl A. Rutkowski,
Individually and as Attorney in Fact for Ronald J. Reinmiller.

(Notary Public for Oregon)

My commission expires _____