

EOB

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



DOUGLAS LAWNICKI
1916 HEITZMAN WAY
EUGENE OR 97402

Grantor's Name and Address

ANDREW AND KELLY SATERBAK
3216 DAHLEN LN
COON VALLEY WI 54623

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

ANDREW AND KELLY SATERBAK
3216 DAHLEN LN
COON VALLEY WI 54623

Until requested otherwise, send all tax statements to (Name, Address, Zip):

ANDREW AND KELLY SATERBAK
3216 DAHLEN LN
COON VALLEY WI 54623

STATE OF OREGON,

2009-008349

Klamath County, Oregon



00067920200900083490020027

SPACE RE
FO
RECORDE

06/16/2009 09:22:54 AM

Fee: \$26.00

WARRANTY DEED - STATUTORY FORM

DOUGLAS LAWNICKI

, Grantor,

conveys and warrants to ANDREW AND KELLY SATERBAK

, Grantee,

the following described real property free of encumbrances, except as specifically set forth herein, situated in KLAMATH
County, Oregon, to-wit: LOT 20, DIAMOND MEADOWS, TRACT NO. 1384,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE
OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON
(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The property is free from encumbrances, except (if none, so state): 1) THE PREMISES HEREIN DESCRIBED
ARE WITHIN AND SUBJECT TO THE STATUTORY POWERS, INCLUDING THE

The true consideration for this conveyance is \$ 60,000 (Here, comply with the requirements of ORS 93.030.) (ON REVERSE)

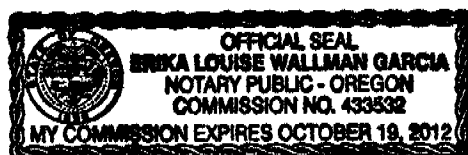
DATED JUNE 9, 2009; if a corporate grantor, it has caused its name to be signed and its seal, if
any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

STATE OF OREGON, County of LANE

This instrument was acknowledged before me on JUNE 9, 2009
by DOUGLAS LAWNICKI

This instrument was acknowledged before me on JUNE 9, 2009
by DOUGLAS LAWNICKI
as
of



Orlinda Garcia
Notary Public for Oregon
My commission expires OCTOBER 19, 2012

POWER OF ASSESSMENT AND EASEMENTS OF WALKER RANGE
TIMBER FIRE PATROL. 2. AGREEMENT AND EASEMENT
RECORDED JUNE 13, 1968, VOLUME M68, PAGE 5239,
MICROFILM RECORDS OF KLAMATH COUNTY, OREGON 3. COVENANTS,
CONDITIONS AND RESTRICTIONS RECORDED MAY 10, 2005,
VOLUME M05, PAGE 33826, MICROFILM RECORDS OF KLAMATH
COUNTY, OREGON. 4. RULES, REGULATIONS, LEVIES AND
ASSESSMENTS OF THE DIAMOND MEADOWS TRACT #1384 HOMEOWNERS
ASSOCIATION RECORDED MAY 10, 2005, VOLUME M05, PAGE 33826,
MICROFILM RECORDS OF KLAMATH COUNTY, OREGON. 5. COVENANTS
CONDITIONS, RESTRICTIONS AND EASEMENTS AS SHOWN ON
RECORDED PLAT.

HOUSE TRAILERS, MOBILE HOMES AND MANUFACTURED HOMES
ARE STRICTLY PROHIBITED THROUGHOUT THE PROPERTIES. ALL
HOMES ARE TO BE BUILT AS PER THE STANDARDS PROVIDED IN THE
COVENANTS, CONDITIONS AND RESTRICTIONS OF EACH PROPERTY
RESPECTIVE HOMEOWNERS ASSOCIATION.

