

NTC 85226-SH



2009-008462

Klamath County, Oregon

THIS SPAC



00068065200900084620020021

06/18/2009 11:18:07 AM

Fee: \$26.00

After recording return to:
THOMAS S. WHITEHEAD

PO BOX 597

CEDARVILLE, CA 96104

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

THOMAS S. WHITEHEAD

PO BOX 597

CEDARVILLE, CA 96104

Escrow No. MT85226-SH

Title No. 0085226

SWD-EM

STATUTORY WARRANTY DEED

ROSS P. ANELLO and RITA J. ANELLO, as tenants by the entirety, Grantor(s) hereby convey and warrant to THOMAS S. WHITEHEAD, 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:

Lot 3 in Block 85 of KLAMATH 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. Less and except the and Northwesterly 55 feet of Southwesterly 4 feet.

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 \$49,500.00.

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.

26Pmt

Dated this 11th day of June, 2009

Ross P. Anello
ROSS P. ANELLO

Rita J. Anello
RITA J. ANELLO

State of Kansas
County of Butler

This instrument was acknowledged before me on June 11, 2009, 2009 by ROSS P. ANELLO and RITA J. ANELLO.

T. L. Powell
(Notary Public)

My commission expires 11.28.2009

