

2009-008751

Klamath County, Oregon



00068417200900087510040046

THIS SPACE

06/24/2009 02:57:04 PM

Fee: \$36.00



After recording return to:
Susan R Adams and Rita J Newmeyer

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

File No.: 7021-1428423 (ALF)
Date: June 15, 2009

STATUTORY WARRANTY DEED

Susan R Adams, Affiant in the Small Estate of Doris Lucille Peoples, Deceased 0802760CV, Klamath County, Grantor, conveys and warrants to **Susan R Adams and Rita J Newmeyer,** Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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 **\$Affiant.** (Here comply with requirements of ORS 93.030)

F30-

APN: R468595

Statutory Warranty Deed
- continued

File No.: 7021-1428423 (ALF)
Date: 06/15/2009

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 22 day of June, 2009.

Susan R Adams
Susan R Adams

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this _____ day of _____, 20____
by **Susan R Adams**.

Notary Public for Oregon
My commission expires:

APN: R468595

Statutory Warranty Deed
- continued

File No.: 7021-1428423 (ALF)
Date: 06/15/2009

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

THAT PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 38 SOUTH, RANGE 11, EAST OF THE WILLAMETTE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE QUARTER SECTION CORNER BETWEEN SECTIONS 15 AND 22; THENCE NORTH 00° 51' 49" EAST 677.62 FEET; THENCE NORTH 89° 00' 32" WEST 269.44 FEET TO THE EAST LINE OF THE BLY BONANZA CUT OFF ROAD; THENCE SOUTH 15° 06' 55" EAST 706.23 FEET ALONG EAST LINE OF SAID ROAD TO THE SOUTH LINE OF SAID SECTION 15; THENCE SOUTH 89° 40' 32" EAST 78.97 FEET TO THE POINT OF BEGINNING.

California all purpose Certificate of Acknowledgment

State of California

County of Orange } ss

On 6/22/09 Megha Patel, Notary Public before me, personally
Date (Here insert name and title of the officer)

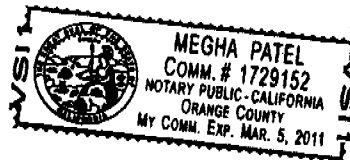
appeared Susan R. Adams, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

(Notary Seal)



OPTIONAL SECTION DESCRIPTION OF ATTACHED DOCUMENT

Title or Type of Document Statutory Warranty Deed 7021-1428423
Document Date 06/15/09 Number of Pages 3

CAPACITY(IES) CLAIMED BY SIGNER

Name of Signer _____

Title(s) _____

Signer is Representing: _____