

2009-009989

Klamath County, Oregon



00069901200900099890030035

07/23/2009 08:59:58 AM

Fee: \$31.00

After Recording Return to:

DANIEL R. CORNELL and CHERRISH CORNELL

2451 Vine Ave.

Klamath Falls, Ore 97601

Until a change is requested all tax statements

Shall be sent to the following address:

DANIEL R. CORNELL and CHERRISH CORNELL

Same as above

THIS DOCUMENT HAS BEEN  
EXECUTED IN COUNTERPART

**WARRANTY DEED**  
(INDIVIDUAL)

A/E 66946

JUNE E. FILLMORE and CLAUDIA JUNE DICKENS, CO-TRUSTEES OF THE 2001 FILLMORE FAMILY TRUST, herein called grantor, convey(s) to DANIEL R. CORNELL and CHERRISH CORNELL, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 449, Block 126, MILLS ADDITION TO THE CITY IF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon

CODE 001 MAP 3809-033AD TL 11300 KEY 482329

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$80,000.00.  
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated [July 20, 2009].

2001 FILLMORE FAMILY TRUST

June E. Fillmore  
BY: JUNE E. FILLMORE, CO-TRUSTEE

\_\_\_\_\_  
CLAUDIA JUNE DICKENS, CO -TRUSTEE

STATE OF OREGON, County of Klamath) ss.

On July 22, 2009 personally appeared the above named JUNE E. FILLMORE and CLAUDIA JUNE DICKENS, CO-TRUSTEES OF THE 2001 FILLMORE FAMILY TRUST and acknowledged the foregoing instrument to be her voluntary act and deed.

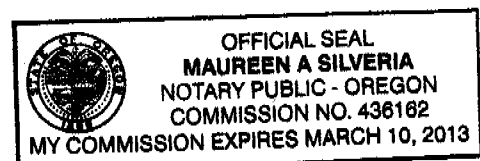
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 66946MS

Before me: Maureen A Silveria  
Notary Public for Oregon  
My commission expires: [ 3/10/2013 ]

Official Seal



\$ 31 A/E

After Recording Return to:  
**DANIEL R. CORNELL and CHERRISH CORNELL**  
2451 Vine St  
Klamath Falls, Or. 97601  
Until a change is requested all tax statements  
Shall be sent to the following address:  
**DANIEL R. CORNELL and CHERRISH CORNELL**  
Same as above

THIS DOCUMENT HAS BEEN  
EXECUTED IN COUNTERPART

**WARRANTY DEED**  
(INDIVIDUAL)

**JUNE E. FILLMORE and CLAUDIA JUNE DICKENS, CO-TRUSTEES OF THE 2001 FILLMORE FAMILY TRUST**, herein called grantor, convey(s) to **DANIEL R. CORNELL and CHERRISH CORNELL**, husband and wife, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

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**CODE 001 MAP 3809-033AD TL 11300 KEY 482329**

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and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$80,000.00**.  
(here comply with the requirements of ORS 93.930)

**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.**

Dated [July 20, 2009].

**2001 FILLMORE FAMILY TRUST**

BY: **JUNE E. FILLMORE, CO-TRUSTEE**

*Claudia June Dickens*  
**CLAUDIA JUNE DICKENS, CO-TRUSTEE**

STATE OF OREGON, County of **Klamath**) ss.

On \_\_\_\_\_, 2009 personally appeared the above named **JUNE E. FILLMORE and CLAUDIA JUNE DICKENS, CO-TRUSTEES OF THE 2001 FILLMORE FAMILY TRUST** and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:

 **Aspen**  
TITLE & ESCROW, INC.

525 Main Street  
Klamath Falls, OR 97601  
Order No.: 66946MS

Before me:  
Notary Public for Oregon  
My commission expires: [ ]

Official Seal

**Notary Public**  
**See Attached**

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

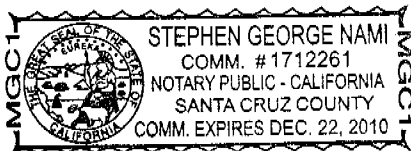
State of California

County of Santa Cruz

On 7-20-09 before me, Stephen George Nami, Notary Public  
Date Here Insert Name and Title of the Officer

personally appeared Clardia June Dickenson  
Name(s) of Signer(s)

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 [Handwritten Signature]  
Signature of Notary Public

Place Notary Seal Above