

NJC 85656

2009-010207

Klamath County, Oregon

After recording return to:
Yvonne Huston PO Box 321 Crescent, OR 97733
Until a change is requested, all tax statements shall be sent to the following address:
Same as Above



00070170200900102070010017

07/28/2009 11:12:35 AM

Fee: \$21.00

Order Number: 26157

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Michael S. Weaver, Grantor conveys and warrants to
Yvonne Huston, Grantee the following described real property free of encumbrances
except as specifically set forth herein:

**Lot 13 Block 9, JACK PINE VILLAGE, according to the official plat thereof on file in
the office of the Clerk of Klamath County, Oregon.**

Account No(s): **133714**

Map/Tax Lot No(s): **2309-025AO-01100**

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the
date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$45,000.00**. (Here comply with requirements
of ORS 93.030.)

**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, CHAPTER 424, OREGON LAWS
2007.**

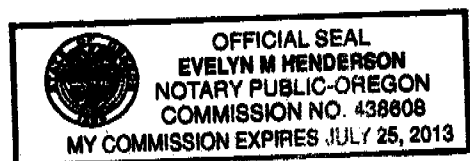
Executed this 20 day of July, 2009

Michael S. Weaver
Michael S. Weaver

State of **Oregon**, County of Deschutes) ss.

This instrument was acknowledged before me on this 20 day of July, 2009 by **Michael S.
Weaver**

Evelyn M. Henderson
Notary Public for Oregon



21AMT