

UTC55526-DS

THIS SPACE R

2009-010602

Klamath County, Oregon



08/06/2009 03:07:01 PM

Fee: \$26.00

After recording return to:
WILLIAM DEJONG, JR.
21998 N Poe Valley Rd.
Klamath Falls, OR 97603

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

WILLIAM DEJONG, JR.
21998 N Poe Valley Rd.
Klamath Falls, OR 97603

Escrow No. MT85526-DS
Title No. 0085526
SWD

STATUTORY WARRANTY DEED

WILLIAM DEJONG AND SANDRA F. DEJONG, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE DEJONG LIVING TRUST DATED AUGUST 10, 1999, Grantor(s) hereby convey and warrant to **WILLIAM DEJONG, JR.,** 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:

Lots 9, 10 and 11, Block 18, FIRST ADDITION TO BONANZA, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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:

2009-2010 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$50,000.00.**

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.

26amt

Dated this 4th day of Aug., 09.

THE DEJONG LIVING TRUST DATED AUGUST 10, 1999

BY: William DeJong Trustee
WILLIAM DEJONG, TRUSTEE

BY: Sandra F. DeJong Trustee
SANDRA F. DEJONG, TRUSTEE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 8-4, 2009 by WILLIAM DEJONG AND SANDRA F. DEJONG, TRUSTEES UNER THE DEJONG LIVING TRUST DATED AUGUST 10, 1999.

Debbie Sinnock
(Notary Public for Oregon)

My commission expires 9-8-09

