

NTC 86082-LW

**AmériTitle**  
Part Of The FELD WEN Family

2009-012878  
Klamath County, Oregon



00073372200900128780010013

09/29/2009 03:27:24 PM

Fee: \$37.00

After recording return to:

JEREMY D. SCHULTZ

2136 E. COLUNGA ST

COLTON, CA 92324

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

JEREMY D. SCHULTZ

2136 E. COLUNGA ST.

COLTON, CA 92324

Escrow No. MT86082-LW

Title No. 0086082

SWD

### STATUTORY WARRANTY DEED

**BRETT ADAMS, TRUSTEE OF THE JIANMIN TRUST DATED MARCH 1, 2008**, Grantor(s)  
hereby convey and warrant to **JEREMY D. SCHULTZ**, 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 17, Block 35, FIRST ADDITION TO KLAMATH FOREST ESTATES, according to the official plat thereof on file in the  
office of the County Clerk, 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 **\$8,000.00**.

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.

Dated this 25th day of Sept, 2009.

BRETT ADAMS, TRUSTEE OF THE JIANMIN TRUST DATED MARCH 1, 2008

BY: Brett Adams  
BRETT ADAMS, TRUSTEE

George Fraser  
Notary Public - State of Arizona  
No. 02CE612467  
Qualified in Pima County  
My commission expires on March 13, 2010  
George Fraser  
Notary Public

37AMT