

WTC 80197

2009-013028

Klamath County, Oregon

After recording return to:
Richard Zyhylij 1209 Astor Lane Livermore, CA 94551
Until a change is requested, all tax statements shall be sent to the following address:
Same as Above



00073558200900130280010010

10/05/2009 11:15:34 AM

Fee: \$37.00

Order Number: 28663

Reserved for Recorder's Use

### STATUTORY WARRANTY DEED

Walter Zyhylij, Grantor conveys and warrants to

Richard Zyhylij, Michael John Zyhylij and Mark Mathew Zyhylij , not as tenants in common, but with the right of survivorship, Grantee the following described real property free of encumbrances except as specifically set forth herein:

Lots 5 and 6 in Block 5 of JACKPINE VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No(s): 134036

Map/Tax Lot No(s): 2309-025A0-06000-000

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 \$35,000.00. (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.

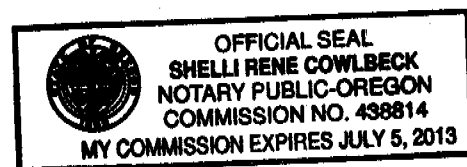
Executed this 30 day of September, 2009

Walter Zyhylij

State of Oregon, County of Deschutes ) ss.

This instrument was acknowledged before me on this 30 day of September, 2009 by Walter Zyhylij

Notary Public for Oregon  
My commission expires: 7-5-13



374mt