

2009-014065
Klamath County, Oregon



10/30/2009 03:03:59 PM

Fee: \$47.00



After recording return to:
Dale Stephen Jones
05881 View Loop
Florence, OR 97439

Until a change is requested all tax statements
shall be sent to the following address:
Dale Stephen Jones
05881 View Loop
Florence, OR 97439

File No.: 7021-1486964 (DMC)
Date: October 28, 2009

THIS SPACE

STATUTORY WARRANTY DEED

L. Frank Goodson and Lillie L. Goodson, as tenants in common, Grantor, conveys and warrants to **Dale Stephen Jones**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$95,000.00**. (Here comply with requirements of ORS 93.030)

1247-


APN: R175170

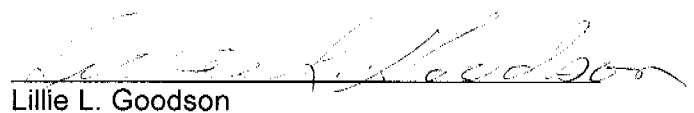
Statutory Warranty Deed
- continued

File No.: 7021-1486964 (DMC)
Date: 10/28/2009

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, OF CHAPTER 424, OREGON LAWS 2007.

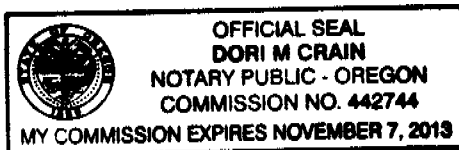
Dated this 30 day of October, 2009.

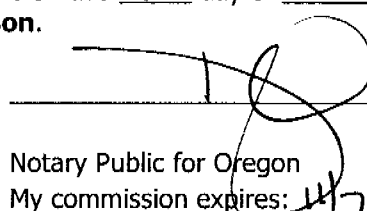

L. Frank Goodson


Lillie L. Goodson

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 30 day of October, 2009
by **L. Frank Goodson and Lillie L. Goodson.**




Notary Public for Oregon
My commission expires: 11-7-2013

APN: R175170

Statutory Warranty Deed
- continued

File No.: 7021-1486964 (DMC)
Date: 10/28/2009

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

PARCEL 1:

THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 33 SOUTH, RANGE 13 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

PARCEL 2:

THE EAST HALF OF THE NORTH 489.87 FEET OF LOT 1, BLOCK 18, KLAMATH FALLS FOREST ESTATES-SYCAN UNIT, ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON AND THE EAST HALF OF THE SOUTH 490 FEET OF LOT 1, BLOCK 18, KLAMATH FALLS FOREST ESTATES-SYCAN UNIT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.