

2009-014954

Klamath County, Oregon



00075816200900149540020026

RECORDING REQUESTED BY:

11/20/2009 03:17:52 PM

Fee: \$42.00

GRANTOR'S NAME:

Billy G. Jones

GRANTEE'S NAME:

Willie Gus Cain and Diane Marie Cain

SEND TAX STATEMENTS TO:

Willie Gus Cain and Diane Marie Cain
747 Gilman Road
Medford, OR 97504

AFTER RECORDING RETURN TO:

Willie Gus Cain and Diane Marie Cain
747 Gilman Road
Medford, OR 97504

Escrow No: 470309002298-TTJA02

ATE 67082

37712 Kugler Way
Chiloquin, OR 97624

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Billy G. Jones an unmarried man, Grantor, conveys and warrants to

Willie Gus Cain and Diane Marie Cain Husband and Wife, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

PARCEL 1:

Lot 10, Block 7, Tract No. 1053, OREGON SHORES SUBDIVISION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon
CODE: 138 MAP: 3507-006AC TL: 03900 KEY 224732

PARCEL 2:

Lot 15, Block 7, Tract No. 1053, OREGON SHORES SUBDIVISION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon
CODE: 138 MAP: 3507-006AC TL: 05700 KEY 224929

Subject to and excepting:

Easements, conditions, covenants and restrictions of record, if any

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (BALLOT MEASURE 49 (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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007 (BALLOT MEASURE 49 (2007)).

ATE 42

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$15,000.00. (See ORS 93.030)

DATED: November 9, 2009

Billy G. Jones
Billy G. Jones

State of OREGON

COUNTY of Jackson

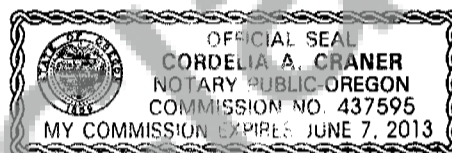
This instrument was acknowledged before me on November 18, 2009

by Billy G. Jones

Cordelia A. Craner

Cordelia A. Craner, Notary Public - State of Oregon

My commission expires: 6-7-13



Unofficial Copy