

2010-002267

Klamath County, Oregon



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02/12/2010 02:58:44 PM

Fee: \$42.00



THIS SPAC

After recording return to:
Peter J. Carminata
P. O. Box 432
Blue Lake, CA 95525

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

Peter J. Carminata
P. O. Box 432
Blue Lake, CA 95525

File No.: 7021-1528913 (DMC)
Date: February 03, 2010

STATUTORY WARRANTY DEED

Kimball L. Wallis and Joanne K. Wallis, as tenants by the entirety, Grantor, conveys and warrants to **Peter J. Carminata**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

LOT 21, BLOCK 4, KLAMATH FOREST ESTATES, AS RECORDED IN KLAMATH COUNTY, OREGON.

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 **\$5,500.00**. (Here comply with requirements of ORS 93.030)

F42-

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 5TH day of FEBRUARY, 20 10.

Kimball L. Wallis
Kimball L. Wallis

Joanne K. Wallis
Joanne K. Wallis

STATE OF Oregon)
)ss.
County of)

This instrument was acknowledged before me on this 5 day of February, 2010
by **Kimball L. Wallis and Joanne K. Wallis.**

Ruth M. Vachter

Notary Public for Oregon

My commission expires: 7/16/2010

