

2010-008063

Klamath County, Oregon



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07/02/2010 02:44:52 PM

Fee: \$42.00



THIS SPACE F

After recording return to:
Joseph A. Young
5721 Bryant Avenue
Klamath Falls, OR 97603

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

Joseph A. Young
5721 Bryant Avenue
Klamath Falls, OR 97603

File No.: 7021-1577480 (SFK)

Date: May 24, 2010

1st 1577480

STATUTORY WARRANTY DEED

Elinor Sue Kron, as Trustee for the Elinor Sue Kron Revocable Living Trust under agreement dated August 5, 1996, Grantor, conveys and warrants to **Joseph A. Young**, 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 1 in Block 3, Casa Manana, according to the official plat thereof on file in the office of the County Clerk or 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 **\$142,000.00**. (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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 30 day of June, 2010.

Elinor Sue Kron, as Trustee for the Elinor
Sue Kron Revocable Living Trust under
agreement dated August 5, 1996

Elinor Sue Kron, Trustee
Elinor Sue Kron, Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 30 day of June, 2010
by **Elinor Sue Kron Revocable Living Trust.**



Sarah Kness
Notary Public for Oregon

My commission expires: 10/16/2010