

2010-009965

Klamath County, Oregon



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08/20/2010 03:31:48 PM

Fee: \$42.00

After recording, mail to:

Melvin D. Ferguson
Attorney at Law
514 Walnut Avenue
Klamath Falls, Oregon 97601

Send tax statements to:

Linda J. D. Clites
27120 Petersteiner Road
Bonanza, Oregon 97623-7801

WARRANTY DEED

Linda J. D. Clites, Grantor, conveys and warrants to Linda J. D. Clites, Trustee of the Linda J. D. Clites Trust, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 6, Block 2, Tract 1009 of YONNA WOODS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Parcel 1 of Land Partition 43-03 filed March 12, 2004 in the office of the County Clerk being a replat of Lot 5, Block 2 of Tract No. 1009 - YONNA WOODS situated in the NW 1/4 of Section 31, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Map Tax Lot: R-3711-031B0-00100-000 Property ID Number: R400060

Map Tax Lot: R-3711-031B0-00400-000 Property ID Number: R400051


There is no true consideration for this conveyance, it is done for estate planning purposes.

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, 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, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

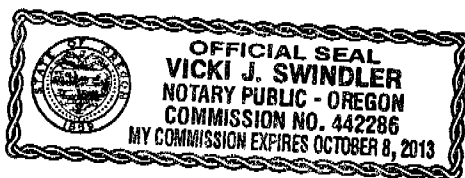
Dated this 19th day of August, 2010.


GRANTOR


Linda J. D. Clites

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above-named Linda J. D. Clites on the 19th day of August, 2010, and acknowledged the foregoing instrument to be her voluntary act. Before me:




Notary Public for Oregon
My Commission Expires: 10-8-2013