

2010-010253

Klamath County, Oregon



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08/30/2010 09:35:52 AM

Fee: \$47.00

Grantor Name and Address:

SHARON D. TAYLOR
5111 VAN BUREN STREET
YORBA LINDA, CA 92886

Grantee Name and Address:

SHARON D. WILSON, TRUSTEE
5111 VAN BUREN STREET
YORBA LINDA, CA 92886

After recording, return to:

MICHELE KELLY
LAW OFFICES OF MARK E. LEWIS &
ASSOCIATES
17011 BEACH BLVD.
SUITE 800
HUNTINGTON BEACH, CA 92647

Until requested otherwise, send all tax statements to:

SHARON D. WILSON, TRUSTEE
5111 VAN BUREN STREET
YORBA LINDA, CA 92886

WARRANTY DEED

SHARON D. WISLON, formerly known as SHARON D. TAYLOR, an unmarried woman, whose address is 5111 Van Buren Street, Yorba Linda, CA 92886 (referred to herein as "Grantor"), hereby conveys and warrants to SHARON D. WILSON, Trustee, or any successors in trust, under THE SHARON D. WILSON TRUST dated June 10, 2010 and any amendments thereto, whose address is 5111 Van Buren Street, Yorba Linda, CA 92886 (referred to herein as "Grantee"), all of Grantor's interest in and to the following described real property located in Klamath County, Oregon, free of liens and encumbrances except as specifically set forth herein:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF

EXCEPTIONS of record on file with the County of Klamath, Oregon.

The true consideration for this conveyance is: NONE

Dated: 7-15-2010

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. 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 5-11, CHAPTER 424, OREGON LAWS 2007.

GRANTOR:

Sharon D. Wilson

Sharon D. Wilson, formerly known as
Sharon D. Taylor

STATE OF California)
COUNTY OF Orange) ss.

This instrument was acknowledged before me on Sandra L. McCollum, by Sharon D. Wilson,
formerly known as Sharon D. Taylor.

[Affix Notary Seal]

Sandra L. McCollum

SIGNATURE OF NOTARY PUBLIC

My commission expires: June 24, 2011



Notarizing a Warranty Deed from Sharon D. Taylor to Sharon D. Wilson, Trustee,
dated July 15, 2010 consisting of 3 pages.

EXHIBIT A

Legal Description

Lot (s) 6, Block 37, First Addition to Klamath Forest Estates, as recorded in Klamath County, Oregon.

This instrument has been prepared solely from information given by the parties hereto. There are no express or implied guarantees as to marketability of title, accuracy of the description or quantity of land described, as no examination of title to the property was requested or conducted. The preparer has not been requested to provide, nor has the preparer provided, advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance or verified the accuracy of the amount of consideration stated to have been paid in connection with the conveyance or upon which any tax may have been calculated.