

2010-010680

Klamath County, Oregon



00089954201000106800010014

09/09/2010 08:54:17 AM

Fee: \$37.00

WARRANTY DEED

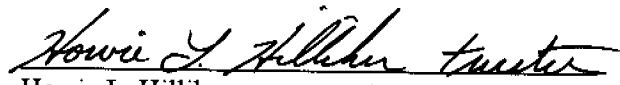
HOWIE L. HILLIKER, successor trustees of the Virginia D. Hilliker Living Trust dated October 7, 2005, Grantor, conveys and warrants to HOWIE LEE HILLIKER, Grantee, all of the trustee's interest, being an undivided 50% interest, in the following described real property in Klamath County, Oregon, free of encumbrances except as specifically set forth herein, to-wit:

Lots 7, 8 & 9, Block 1, MAHN'S ACRES, Klamath County, Oregon, according to the official plat and subdivision of record in the office of the County Clerk of Klamath County, Oregon.
Subject to streets, easements, covenants and conditions of record..

The true consideration for this conveyance is: \$-0-. (Here comply with the requirements of ORS 93.030)
Other valuable consideration.

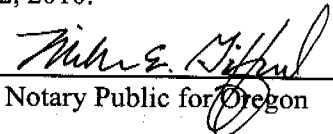
THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. 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 Section 5 to 11, CHAPTER 424, OREGON LAW 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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 21.010, TO VERIFY THE APPROVED USED OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO ACQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND Section 5 to 11, CHAPTER 424, OREGON LAW 2007 AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this September 2, 2010


Howie L. Hilliker, successor trustee
Virginia D. Hilliker Living Trust

STATE OF OREGON, County of Lane) ss.

Personally appeared the above named Howie L. Hilliker, successor trustee of the Virginia D. Hilliker Living Trust dated October 7, 2005, and acknowledged the foregoing instrument to be his voluntary act and deed this September 2, 2010.

Before me: 
Notary Public for Oregon



WARRANTY DEED

After recording return to:

Milton E. Gifford

P. O. Box 247

Cottage Grove, OR 97424

Until a change is requested, send tax statements to the following address:

Wayne G. Dailey

1919 W. Allen Street

Yuma, AZ 85364