

2010-012698

Klamath County, Oregon

THIS SPACE IS



00092291201000126980020027

10/29/2010 08:31:06 AM

Fee: \$42.00



After recording return to:

John W. Crockett

2910 Pine Grove Road

Klamath Falls, OR 97603

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

John W. Crockett

2910 Pine Grove Road

Klamath Falls, OR 97603

Escrow No. MT88648-MS

Title No. 0088648

SWD-EM r.012910

### STATUTORY WARRANTY DEED

**Douglas K. Ivey and Deborah Masters, as tenants in common, Grantor(s) hereby convey and warrant to John W. Crockett, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon, free of encumbrances except as specifically set forth herein:**

The Southerly 60 feet of Lot 5 and the Southerly 60 feet of Westerly 5 feet of Lot 6, Block 5, ORIGINAL TOWN OF KLAMATH FALLS, OREGON in the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$8,500.00**.

12/2/10

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 27 day of October, 2010

Douglas K. Ivey  
Douglas K. Ivey

Deborah Masters  
Deborah Masters

STATE OF CALIFORNIA

ss.

COUNTY OF Marin

On Oct 27, 2010 before me, Dana Orlando personally appeared Douglas K. Ivey and Deborah Masters personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Dana Orlando

