

2011-001822

Klamath County, Oregon



00096954201100018220020024



After recording return to:
Patrick L Trippett and Mandy L
Trippett
846 Rosemont Ct
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Patrick L Trippett and Mandy L Trippett
846 Rosemont Ct
Klamath Falls, OR 97603

File No.: 7021-1679645 (SFK)
Date: January 25, 2011

THIS SPACE

02/15/2011 03:25:00 PM

Fee: \$42.00

1st 1679645

STATUTORY WARRANTY DEED

Shirley M Palm, Trustee of the Shirley M. Palm Revocable Living trust Dated 11/2/05,
Grantor, conveys and warrants to **Patrick L Trippett and Mandy L Trippett, as tenants by the**
entirety, 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 24 IN TRACT 1344-SEVENTH ADDITION TO NORTH HILLS-PHASE 1, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF 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 **\$225,000.00**. (Here comply with requirements of ORS 93.030)

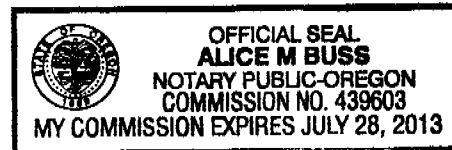
F

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 11 day of February, 2011.

Shirley M Palm, Trustee of the Shirley M.
Palm Revocable Living trust Dated 11/2/05

Shirley M. Palm Trustee
Shirley M. Palm, Trustee



STATE OF Oregon)
County of Columbia)ss.
~~Klamath~~)

This instrument was acknowledged before me on this 11 day of February, 2011
by as of Shirley M Palm, Trustee of the Shirley M. Palm Revocable Living trust Dated 11/2/05, on behalf
of the .

Alice M Buss

Notary Public for Oregon
My commission expires: July 28, 2013