

UTC 89124-DS

THIS SPACE R

2011-002383

Klamath County, Oregon



00097559201100023830020023

02/22/2011 03:26:58 PM

Fee: \$42.00

After recording return to:

BOBBY J. OLEACHEA

4444 Boardman Ave.

Klamath Falls, OR 97603

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

BOBBY J. OLEACHEA

4444 Boardman Ave.

Klamath Falls, OR 97603

Escrow No. MT89124-DS

Title No. 0089124

SWD r.013111

STATUTORY WARRANTY DEED

BETTY SUE VAUGHN

Grantor(s), hereby convey and warrant to

BOBBY J. OLEACHEA

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 Easterly 25 feet of Lot 1 and the Westerly 79 feet of Lot 2 in Block 3 of MIDLAND HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

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 \$113,775.00.

42 Aut

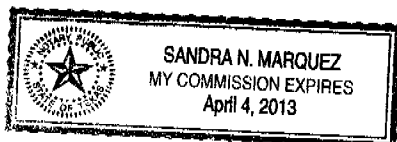
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT 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 21st day of February, 2011.

X Betty Sue Vaughn
BETTY SUE VAUGHN

State of Texas
County of McLennan

This instrument was acknowledged before me on Feb 21st, 2011 by BETTY SUE VAUGHN.



Sandra N. Marquez
(Notary Public)
My commission expires 4-4-2013