

15-1691503

2011-003546
Klamath County, Oregon



After recording return to:
Yair Strauss
1045 Oak Knoll Drive
Ashland, OR 97520

Until a change is requested all tax statements
shall be sent to the following address:
Yair Strauss
1045 Oak Knoll Drive
Ashland, OR 97520

File No.: 7021-1691503 (ALF)
Date: March 04, 2011

THIS SPACE RE



03/14/2011 03:26:46 PM

Fee: \$42.00

STATUTORY WARRANTY DEED

Clifford L Richmond and Jane E Richmond Trustees of the Richmond Family Trust, Grantor,
conveys and warrants to **Yair Strauss**, 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 43 in Block 6, Mountain Lake Homesites, 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 **\$trade**. (Here comply with requirements of ORS 93.030)

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 7th day of March, 2011.

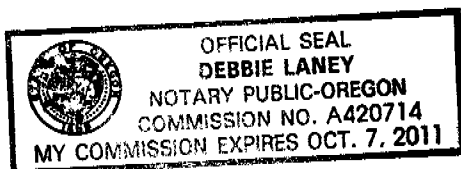
Clifford L Richmond and Jane E Richmond
Trustees of the Richmond Family Trust

Clifford L Richmond
Clifford L Richmond, Trustee

Jane E Richmond
Jane E Richmond, Trustee

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

This instrument was acknowledged before me on this 7th day of March, 2011
by as of Clifford L Richmond and Jane E Richmond Trustees of the Richmond Family Trust, on behalf of
the Trust



Debbie Laney
Notary Public for Oregon
My commission expires: 10-7-11