

2011-003621
Klamath County, Oregon



00099016201100036210020028



THIS SPACE

03/16/2011 02:54:11 PM

Fee: \$42.00

After recording return to:
David Rosier and Penny A Rosier
16055 SW Walker Road, Box 109
Beaverton, OR 97006

Until a change is requested all tax statements
shall be sent to the following address:
David Rosier and Penny A Rosier
16055 SW Walker Road, Box 109
Beaverton, OR 97006

File No.: 7021-1693152 (ALF)
Date: March 08, 2011

STATUTORY WARRANTY DEED

Paul G. Mueller, III, Grantor, conveys and warrants to **David Rosier and Penny A Rosier, husband and wife**, 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:

**SOUTH HALF OF THE EAST HALF OF LOT 18, BLOCK 2 ALSO KNOWN AS LOT 18C, BLOCK 2,
KLAMATH FALLS FOREST ESTATES SYCAN UNIT AS RECORDED IN KLAMATH COUNTY,
OREGON.**

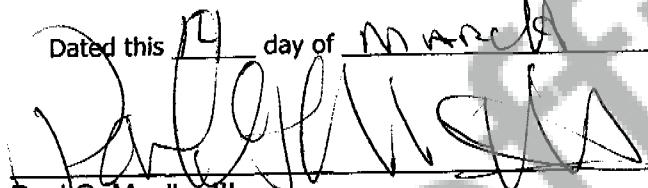
Subject to:

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 **\$5,500.00**. (Here comply with requirements of ORS 93.030)

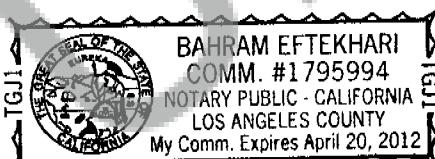
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT 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 14 day of March, 2011.


Paul G. Mueller III

STATE OF Oregon (California)
County of Klamath (Los Angeles)
SS.

This instrument was acknowledged before me on this 14th day of March, 2011
by Paul G. Mueller, III.




Notary Public for Oregon CA
My commission expires: 4/20/12