

NTC 89990-SH

THIS SPACE

2011-003896  
Klamath County, Oregon



00099341201100038960020022

03/22/2011 03:02:59 PM

Fee: \$42.00

After recording return to:

DEVON DERRY

4871 MEADOW GLEN LOOP

KLAMATH FALLS, OR 97603

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

DEVON DERRY

4871 MEADOW GLEN LOOP

KLAMATH FALLS, OR 97603

Escrow No. MT89990-SH

Title No. 0089990

SWD r.031511

### STATUTORY WARRANTY DEED

**KAYBEE LAND & LIVESTOCK, LLC, an Oregon Limited Liability Company,**

Grantor(s), hereby convey and warrant to

**DEVON DERRY and RACHEL DERRY, as tenants by the entirety,**

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:

Lot 27 of FIRST ADDITION TO EVERGREEN MEADOWS - TRACT 1329, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$118,000.00**.

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:

Grantor(s) Initials: RD

4/2/2011

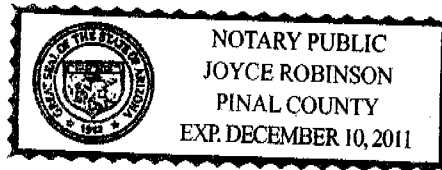
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT 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 18 day of MARCH, 11.

KAYBEE LAND & LIVESTOCK, LLC

BY:

Keith E. McClung  
KEITH E. MCCLUNG, MEMBER



State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on March 18, 2011 by KEITH E. MCCLUNG, AS MEMBER OF KAYBEE LAND & LIVESTOCK, LLC.

Joyce Robinson  
(Notary Public for Oregon)  
ARIZONA  
My commission expires 12/10/2011