



THIS SPACE IS RESERVED FOR RECORDS USE

2011-007703

Klamath County, Oregon



00103938201100077030020025

After recording return to:

Linda Reifel

1325 Kane Street

Klamath Falls, OR 97603

06/27/2011 03:26:04 PM

Fee: \$42.00

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

Linda Reifel

1325 Kane Street

Klamath Falls, OR 97603

Escrow No. MT90657-MS

Title No. 0090657

SWD r.042611

STATUTORY WARRANTY DEED

Sandra J. Conner, also known as Sandra Jean Conner,

Grantor(s), hereby convey and warrant to

Linda Reifel and Peter J. Reifel, 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:

The South 69.6 feet of Lot 44 of FAIR ACRES SUBDIVISION NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the Westerly 5 feet thereof conveyed to Klamath County for road purposes in Deed Volume 349, page 474, Deed Records of Klamath County, Oregon. TOGETHER WITH a 1994 Redman, Home ID #138912, Plate #X252962, Serial #0081997AB

The true and actual consideration for this conveyance is **\$56,000.00**.

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:

42amt

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 24 day of June, 2011.

★ Sandra J. Conner
Sandra J. Conner

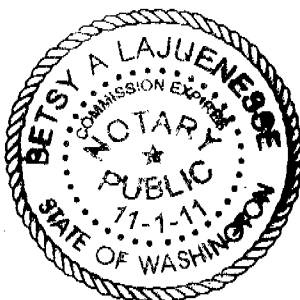
★ Tom Ivan Young
Tom Ivan Young, her attorney in fact

State of Washington

County of PIERCE

On this day personally appeared before me tom Ivan Young, as attorney in fact for Sandra J. Conner to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 24 day of JUNE, 2011.



Betsy A. Lajuenesse
Printed Name: BETSY LAJUESESSE
Notary Public in and for the State of
Washington residing at Puyallup, Pierce County
My appointment expires November 1, 2011