

19t 1732047

2011-08744

Klamath County, Oregon



THIS SPACE



00105262201100087440020029

07/28/2011 03:22:30 PM

Fee: \$42.00

After recording return to:  
Thomas W Slinker and Jane A Slinker  
PO Box 1110  
Lakeview, OR 97630

Until a change is requested all tax statements  
shall be sent to the following address:  
Thomas W Slinker and Jane A Slinker  
PO Box 1110  
Lakeview, OR 97630

File No.: 7021-1732047 (ALF)  
Date: June 29, 2011

### STATUTORY WARRANTY DEED

**Charles S. Alexander and Bonnie L Grant With the rights of survivorship**, Grantor, conveys and warrants to **Thomas W Slinker and Jane A Slinker, 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:

**THE E 1/2 OF THE SE 1/4 OF THE SE 1/4 OF SECTION 4, TOWNSHIP 41 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, ALSO DESCRIBED AS PARCEL 1 OF MAJOR LAND PARTITION 24-87 SITUATED IN THE SE 1/4 SE 1/4 OF SECTION 4, TOWNSHIP 41 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, 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.
2. 2011/2012 Real property taxes; a lien not yet due and payable.

The true consideration for this conveyance is **\$240,000.00**. (Here comply with requirements of ORS 93.030)

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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 27 day of July, 2011.

Charles S. Alexander  
Charles S. Alexander

Bonnie L Grant  
Bonnie L Grant

STATE OF Oregon )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this 27 day of July, 2011  
by **Charles S. Alexander and Bonnie L Grant.**

Adrien Fleek

Notary Public for Oregon  
My commission expires: 12-3-14

