

UTC 90906-DS

THIS SPA

2011-010670

Klamath County, Oregon



00107686201100106700020026

09/22/2011 03:27:14 PM

Fee: \$42.00

After recording return to:

CHERYL L. BREWER

22505 Stateline Rd.

Malin, OR 97632

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

CHERYL L. BREWER

22505 Stateline Rd.

Malin, OR 97632

Escrow No. MT90906-DS

Title No. 0090906

SWD r.042611

STATUTORY WARRANTY DEED

CHERYL L. BREWER AND LINDA ALVIS, AS TENANTS IN COMMON

Grantor(s), hereby convey and warrant to

CHERYL L. BREWER AND DENNIS E. BREWER, 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 N1/2 of the SE1/4 of Section 12, Township 41 South, Range 11 East of the Willamette Meridian, EXCEPTING all that portion of Lot 14, Section 12, Township 41 South, Range 11 East of the Willamette Meridian lying Northeasterly of the Dalles-California Highway as the same is now located and used.

The true and actual consideration for this conveyance is **\$141,500.00**.

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:

2011-2012 Real Property Taxes a lien not yet due and payable.

429mcf

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 19 day of September, 2011.

Cheryl Brewer
CHERYL BREWER

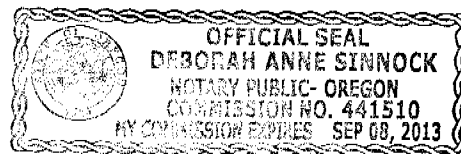
Linda N. Alvis
LINDA ALVIS

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 9-19-, 2011 by CHERYL/BREWER.

Deborah Anne Sinnock
(Notary Public for Oregon)

My commission expires 9-8-13



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 9-19-, 2011 by LINDA/ALVIS.

Deborah Anne Sinnock
(Notary Public for Oregon)

My commission expires 9-8-13

