



THIS SPACE

2011-010958
Klamath County, Oregon



09/30/2011 03:20:30 PM

Fee: \$42.00

After recording return to:

THE BERNARD L. SIMONSEN AND
RHEA E. SIMONSEN TRUST DATED
MARCH 20, 1986

11944 Kestrel Rd.

Klamath Falls, OR 97601

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

THE BERNARD L. SIMONSEN AND
RHEA E. SIMONSEN TRUST DATED
MARCH 20, 1986

11944 Kestrel Rd.

Klamath Falls, OR 97601

Escrow No. MT91499-MS

Title No. 0091499

SWD r.042611

STATUTORY WARRANTY DEED

TYLER J. HARRIS and JENNIFER B. HARLOCK-HARRIS, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

**BERNARD L. SIMONSEN AND RHEA E. SIMONSEN, TRUSTEES OF THE BERNARD L. SIMONSEN
AND RHEA E. SIMONSEN TRUST DATED MARCH 20, 1986,**

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 142, RUNNING Y RESORT, PHASE 2, 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 **\$68,000.00.**

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:

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

4/2/12

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 28 day of September, 2011.


TYLER J. HARRIS


JENNIFER B. HARLOCK-HARRIS

State of Colorado
County of Boulder

This instrument was acknowledged before me on September 28th, 2011 by TYLER J. HARRIS and JENNIFER B. HARLOCK-HARRIS.


(Notary Public)

My commission expires 02/02/2014

