

WTC 91782-DS

THIS SPACE

2011-012105
Klamath County, Oregon



00109370201100121050020028

10/28/2011 11:13:10 AM

Fee: \$42.00

After recording return to:

CARRIE A. DEMETRAKOS

726 Loma Linda Dr.

Klamath Falls, OR 97601

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

CARRIE A. DEMETRAKOS

726 Loma Linda Dr.

Klamath Falls, OR 97601

Escrow No. MT91782-DS

Title No. 0091782

SWD r.042611

STATUTORY WARRANTY DEED

**JIM HACKETT AND LYNN HACKETT, TRUSTEES OF THE JIM AND LYNN HACKETT 2010
REVOCABLE TRUST UAD FEBRUARY 15, 2011,**

Grantor(s), hereby convey and warrant to

CARRIE A. DEMETRAKOS and DUSTIN G. DEMETRAKOS, 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 20, LOMA LINDA HEIGHTS, 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 **\$219,500.00**.

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:

42AMF

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 27 day of OCTOBER, 2011.

THE JIM AND LYNN HACKETT 2010 REVOCABLE
TRUST UAD FEBRUARY 15, 2011

BY: [Signature]

JIM HACKETT, TRUSTEE

BY: [Signature]

LYNN HACKETT, TRUSTEE

State of North Carolina
County of Guilford

This instrument was acknowledged before me on October 27, 2011 by JIM HACKETT AND LYNN HACKETT, TRUSTEES OF THE JIM AND LYNN HACKETT 2010 REVOCABLE TRUST UAD FEBRUARY 15, 2011.

[Signature]
(Notary Public for ~~Oregon~~ North Carolina)

My commission expires March 29, 2016

