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2011-013851

Klamath County, Oregon



00111434201100138510020026

RECORDING REQUESTED BY:

12/15/2011 03:34:24 PM

Fee: \$42.00

GRANTOR'S NAME:

David Hammonds and Karen Hammonds as
tenants by the entirety

GRANTEE'S NAME:

Brian P. Guyette and Chrystal Guyette as tenants
by the entirety

SEND TAX STATEMENTS TO:

Brian P. Guyette and Chrystal Guyette as tenants
by the entirety
7817 Snowpack Circle
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:

Brian P. Guyette and Chrystal Guyette
7817 Snowpack Circle
Klamath Falls, OR 97601

Escrow No: 470311014862-TTJA37

7817 Snowpack Circle
Klamath Falls, OR 97601

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED – STATUTORY FORM
(INDIVIDUAL or CORPORATION)

David Hammonds and Karen Hammonds as tenants by the entirety

Grantor, conveys and warrants to

Brian P. Guyette and Chrystal Guyette as tenants by the entirety

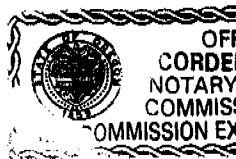
Grantee, the following described real property free of encumbrances except as specifically set forth
herein:

Lot 12 in Block 5 of Tract No. 1077, Lakewoods Subdivision Unit No. 3, according to the official
plat thereof on file in the office of the County Clerk of Klamath County, Oregon

ENCUMBRANCES: Easements, conditions, covenants and restrictions of record

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

470311014862-TTJA37
Deed (Warranty – Statutory (Individual or Corporation))

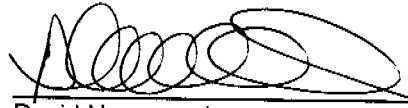
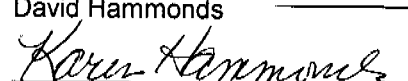


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11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

The true consideration for this conveyance is \$292,000.00.

Dated December 12, 2011; if a corporate grantor, it has caused its name to be signed by order of its board of directors.


David Hammonds

Karen Hammonds

State of OREGON

COUNTY of Jackson

This instrument was acknowledged before me on December 13, 2011

by David Hammonds and Karen Hammonds

Cordelia A. Craner

Cordelia A. Craner, Notary Public - State of Oregon

My commission expires: 6-7-13

