

THIS SPACE R

2011-014131

Klamath County, Oregon



MT92325-SH



00111763201100141310030030

12/23/2011 11:38:29 AM

Fee: \$47.00

After recording return to:

STEPHEN E. TILLSON

1027 LAUREL ST.

KLAMATH FALLS, OR 97601

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

STEPHEN E. TILLSON

1027 LAUREL ST.

KLAMATH FALLS, OR 97601

Escrow No. MT92325-SH

Title No. 0092325

SWD r.042611

STATUTORY WARRANTY DEED

DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

STEPHEN E. TILLSON and DEBORAH A. HOOKER, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

The true and actual consideration for this conveyance is \$76,000.00.

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:

47-1011

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 21st day of December, 2011.

Daniel J. Morehouse
DANIEL J. MOREHOUSE

Valerie B. Morehouse
VALERIE B. MOREHOUSE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Dec. 21, 2011 by DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2015



LEGAL DESCRIPTION

"EXHIBIT A"

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of the SE1/4 of the NW1/4 of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Commencing at a point 1,564 feet East and 180 feet South of the Southwest corner of the Northwest quarter of the Northwest quarter of said Section 5, thence South 50 feet to a point; thence East 160 feet to a point; thence North 50 feet to a point; thence West 160 feet to the point of beginning.

ALSO commencing at a point 1,564 feet East and 150 feet South of the Southwest corner of the Northwest quarter of the Northwest quarter of Section 5, Township 39 South, Range 9 East of the Willamette Meridian; thence East 160 feet; thence South 30 feet; thence West 160 feet; thence North 30 feet to the point of beginning.