

NOT 92447-DS

2012-000158

Klamath County, Oregon



00112254201200001580020025

01/09/2012 11:32:39 AM

Fee: \$42.00

RECORDING COVER SHEET

ORS 205.234

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference - Escrow No. MT92447-DS
Title Order No. 0092447

Please print or type information.

1. AFTER RECORDING RETURN TO -

Required by ORS 205.180(4) & 205.238:

Name: **Kevin L. Arndt**

Address: **6550 Moyina Way**

City, ST Zip: **Klamath Falls, OR 97603**

2. TITLE(S) OF THE TRANSACTION(S) - Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the conveyance instrument:

Document Title(s): Statutory Warranty Deed

3. DIRECT PARTY / GRANTOR Names and Addresses - Required by ORS 205.234(1)(b)

Seller Name & Address: DALE L. BRUSH, 3321 Vale Rd., Klamath Falls, OR 97603

Seller Name & Address: BETTY JO BRUSH, 3321 Vale Rd., Klamath Falls, OR 97603

4. INDIRECT PARTY / GRANTEE Names and Addresses - Required by ORS 205.234(1)(b)

Buyer Name & Address: KEVIN L. ARNDT, 6550 Moyina Way, Klamath Falls, OR 97603

Buyer Name & Address: LISA G. ARNDT, 6550 Moyina Way, Klamath Falls, OR 97603

5. For an instrument conveying or contracting to convey fee title, the information required by ORS 93.260:

UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:

Name: **KEVIN L. ARNDT**

Address: **6550 Moyina Way**

City, ST Zip: **Klamath Falls, OR 97603**

6. TRUE AND ACTUAL CONSIDERATION - Required by ORS 93.030 for an instrument conveying or contracting to convey fee title or any memorandum of such instrument:

\$188,000.00

420m



After recording return to:

KEVIN L. ARNDT6550 Moyina WayKlamath Falls, OR 97603Until a change is requested all tax statements
shall be sent to the following address:KEVIN L. ARNDT6550 Moyina WayKlamath Falls, OR 97603Escrow No. MT92447-DSTitle No. 0092447

SWD1 r.041111

STATUTORY WARRANTY DEED**DALE L. BRUSH and BETTY JO BRUSH, as tenants by the entirety,**

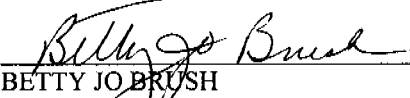

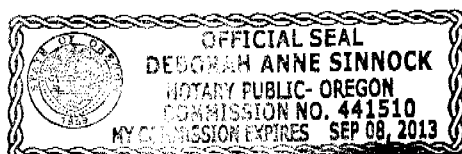
Grantor(s), hereby convey and warrant to

KEVIN L. ARNDT and LISA G. ARNDT, 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 83 of the Supplemental plat of Lots 83 to 86 of MOYINA, 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 **\$188,000.00**.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:

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 4th day of JAN., 2012.

 DALE L. BRUSH


 BETTY JO BRUSH
State of Oregon
County of KLAMATHThis instrument was acknowledged before me on 1-6-, 2012 by DALE L. BRUSH and BETTY JO BRUSH.

 (Notary Public for Oregon)
My commission expires 9-8-13