

1st 1740453

2012-001828

Klamath County, Oregon



After recording return to Grantee and until a change is requested all tax statements shall be sent to the Grantee at the following address:
Randolph E. Hogrefe, Jr.
65074 Hwy 78
Burns, OR 97720

Grantor Address:
Jarrod E. Bourne and Colleen D. Bourne
395 SW Bluff Drive, Ste 100
Bend, OR 97702

File No.: 7061-1740453 (SJD)
Date: February 10, 2012

THIS SPACE RES



00114195201200018280020020

02/17/2012 11:24:14 AM

Fee: \$42.00

STATUTORY WARRANTY DEED

Jarrod E. Bourne and Colleen D. Bourne as tenants by the entirety, Grantor, conveys and warrants to **Randolph E. Hogrefe, Jr.**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

LOT 2 IN BLOCK 9, JACK PINE VILLAGE, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$62,000.00**. (Here comply with requirements of ORS 93.030)

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APN: R133117

Statutory Warranty Deed
- continued

File No.: 7061-1740453 (SJD)
Date: 07/25/2011

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 11 day of Oct, 2011.

Jarrid E. Bourne
Jarrid E. Bourne

Colleen D. Bourne
Colleen D. Bourne

STATE OF Oregon)
County of Washington)ss.

This instrument was acknowledged before me on this 11th day of Oct, 2011
by **Jarrid E. Bourne and Colleen D. Bourne.**

Tanya Weaver
Notary Public for Oregon
My commission expires: 3/29/14

