

WTC 92946-KR



THIS SPACE

2012-002972

Klamath County, Oregon



00115591201200029720010015

03/21/2012 11:16:44 AM

Fee: \$37.00

Grantor:

JWTR Oregon, LLC,

6400 Hwy 66

Klamath Falls, OR 97601

After recording return to:

John Fugatt

PO Box 52

Sprague River, OR 97639

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

John Fugatt

PO Box 52

Sprague River, OR 97639

Escrow No. MT92946-KR

Title No. 0092946

SWD1 r.020212

STATUTORY WARRANTY DEED

JWTR Oregon, LLC, an Oregon limited liability company,

Grantor(s), hereby convey and warrant to

John Fugatt and Barbara Fugatt, 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:

The W1/2 SE1/4 of Section 5, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$40,000.00**.

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 16th day of MARCH, 2012.

JWTR Oregon, LLC, an Oregon limited liability company

BY:

Thomas C. Ludlow, CFO

State of Oregon

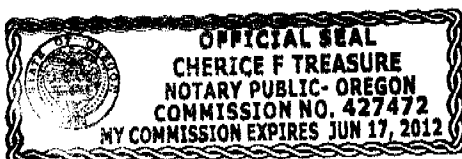
County of KLAMATH

This instrument was acknowledged before me on March 16, 2012 by Thomas C. Ludow, as Chief Financial Officer for JWTR, LLC, an Oregon limited liability company.

Cherice F. Treasure

(Notary Public for Oregon)

My commission expires 6/17/2012



37Amf