

18 1827748-SK

2012-003053
Klamath County, Oregon



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THIS SPACE RES

03/23/2012 02:36:41 PM

Fee: \$42.00

After recording return to Grantee and until a change is requested all tax statements shall be sent to the Grantee at the following address:

Luke A. Lowry
13890 Cheyne Rd.
Klamath Falls, OR 97603

Grantor Address:

Patricia J. Forsythe
404 Main Street, Ste 1
Klamath Falls, OR 97601

File No.: 7021-1827748 (SFK)

Date: February 07, 2012

STATUTORY WARRANTY DEED

Patricia J. Forsythe, Grantor, conveys and warrants to **Luke A. Lowry**, 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:

THE NORTH 362 FEET OF THE EAST 300 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 40 SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF KLAMATH, STATE OF OREGON, EXCEPT ANY PORTION LYING WITHIN THE RIGHT WAY OF ELLIOTT ROAD.

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.

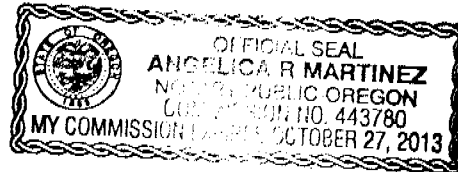
The true consideration for this conveyance is **\$130,000.00**. (Here comply with requirements of ORS 93.030)

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

Dated this 20 day of March, 2012.

Patricia J. Forsythe
Patricia J. Forsythe



STATE OF Oregon)
County of Klamath CRook)ss.

This instrument was acknowledged before me on this 20 day of MARCH, 2012
by Patricia J. Forsythe.

Angelica Martinez
Notary Public for Oregon
My commission expires: