

1st 1866035-SA

2012-004085

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:
George H Severson and Teresa A Severson
1611 Kimberly Drive
Klamath Falls, OR 97603

Grantor Address:
Chuck Hovey
404 Main Street, Ste 1
Klamath Falls, OR 97601

File No.: 7021-1866035 (ALF)
Date: April 09, 2012

THIS SPACE F



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04/19/2012 12:01:19 PM

Fee: \$42.00

STATUTORY WARRANTY DEED

Chuck Hovey, Grantor, conveys and warrants to **George H Severson and Teresa A Severson, husband and wife**, 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 South 1/2 of the Southwest 1/4 of the Northeast 1/4 of the Southwest 1/4 and

The Southeast 1/4 of the Northeast 1/4 of the Southwest 1/4

All in Section 21, Township 36 South, Range 10 East of the Willamette Meridian, 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 **\$9,000.00**. (Here comply with requirements of ORS 93.030)

F 42-

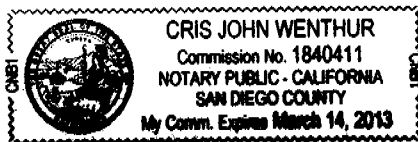
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 18 day of APRIL, 2012

Chuck Hovey
Chuck Hovey

STATE OF CALIFORNIA)
)ss.
County of ORANGE)

This instrument was acknowledged before me on this 18th day of April, 2012
by **Chuck Hovey**.



Cris John Wenthur
CALIFORNIA
Notary Public for March 14, 2013
My commission expires: 3-14-13