

1st 1872303

2012-004848

Klamath County, Oregon



After recording return to:  
Don Johnson and Kathie Johnson  
2443 Brighton Way SE  
Albany, OR 97322

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Don Johnson and Kathie Johnson  
2443 Brighton Way SE  
Albany, OR 97322

File No.: 7091-1872303 (SC)  
Date: May 03, 2012

THIS SPACE F



00117816201200048480020027

05/08/2012 12:31:56 PM

Fee: \$42.00

### STATUTORY WARRANTY DEED

**Robert H. Foss and Delores I. Foss, husband and wife**, Grantor, conveys and warrants to **Don Johnson and Kathie Johnson, 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:

**Lot 25 in Block 6 in Leisure Woods, Unit 2, 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 **\$55,000.00**. (Here comply with requirements of ORS 93.030)

F  
42.00

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 4<sup>TH</sup> day of May, 2012

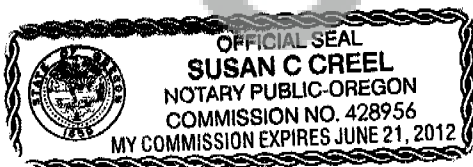
Robert H. Foss

Delores I. Foss

STATE OF Oregon )

County of Linn ) ss.

This instrument was acknowledged before me on this 4<sup>TH</sup> day of May, 2012  
by **Robert H. Foss and Delores I. Foss.**



Susan C Creel  
Notary Public for Oregon  
My commission expires: 6-21-2012