

MT93553-SH

THIS SPAC

2012-006514

Klamath County, Oregon



00119777201200065140020026

06/14/2012 03:16:07 PM

Fee: \$42.00

After recording return to:

CHRISTOPHER ZUPAN

4636 SJODIN LANE

KLAMATH FALLS, OR 97603

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

CHRISTOPHER ZUPAN

4636 SJODIN LANE

KLAMATH FALLS, OR 97603

Escrow No. MT93553-SH

Title No. 0093553

SWD r.020212

STATUTORY WARRANTY DEED

JASON K. WINEBARGER and KRISTI L. WINEBARGER, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

CHRISTOPHER ZUPAN,

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:

Parcel 2 of Land Partition 26-00, said Partition being a partition of Parcel 2 of Major Land Partition No. 29-88, situate in the S1/2 SW1/4 of Section 2, Township 39 South, Range 9 East, Willamette Meridian, Klamath County, Oregon.

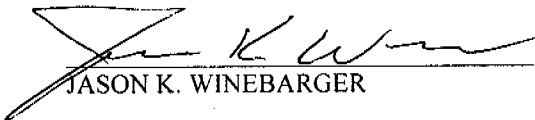
The true and actual consideration for this conveyance is **\$230,500.00**.

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:

42pmf

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.

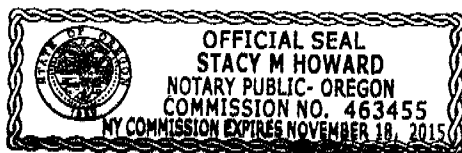
Dated this 8 day of June, 2012.

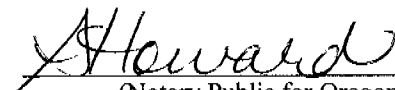

JASON K. WINEBARGER


KRISTI L. WINEBARGER

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 8, 2012 by JASON K. WINEBARGER and KRISTI L. WINEBARGER.




(Notary Public for Oregon)
My commission expires 11-18-15