

MTC 91965



Re-record to  
attach water rights  
to Original Warranty  
Deed - Ref# 2011-013412

THIS SPACE

2011-013412

Klamath County, Oregon



00110918201100134120030031

12/02/2011 03:07:21 PM

Fee: \$47.00

After recording return to:

Edward W. Irons

14735 E. Juniper Ave

Lockeford, CA 95237-9500

152126 Long Prairie Dr.  
La Pine OR 97739-9341

2012-007275

Klamath County, Oregon



00120656201200072750050057

07/03/2012 08:11:08 AM

Fee: \$57.00

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

Edward W. Irons

14735 E. Juniper Ave

Lockeford, CA 95237-9500

152126 Long Prairie Dr.  
La Pine OR 97739-9341

Escrow No. SR135718LI

Title No. 0091965

SWD r.042611

### STATUTORY WARRANTY DEED

**Edwin D. Jarman and Kay F. Jarman, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

**Edward W. Irons and Janet K. Irons, 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:

**Lot 2, BLOCK 1, OLD HOWARD RANCH ESTATES, TRACT NO. 1048, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon**

See Exhibit A

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

135357

2310-003C0-01200-000

The true and actual consideration for this conveyance is **\$168,000.00**.

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:

47711

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

Dated this 28<sup>th</sup> day of 2011 NOV

Edwin D. Jarman  
Edwin D. Jarman

Kay F. Jarman  
Kay F. Jarman

State of Oregon

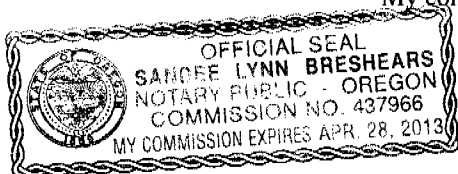
County of Marion

This instrument was acknowledged before me on November 28, 2011 by Edwin D. Jarman and Kay F. Jarman.

Sandee Lynne Breshears

(Notary Public for Oregon)

My commission expires 4/28/13



**Exhibit A**

EXCEPTING AND RESERVING UNTO GRANTOR all right, title and interest in and to all water rights appurtenant to the real property. The reserved water rights include the rights described in State of Oregon Certificate of Water Right No.86022 as follows:

Water Right Certificate: 86022

Type of Use: Irrigation

Priority Date: 1897, as to 2.6 Acres AND April 30, 1902, as to 2.0 Acres

Place of Use: T23S, R10E, SE SW, Tax Lot 1200

## Bill of Sale/DEED

In consideration of the sum of Thirty-One Thousand(\$31,000.00), paid by check, the receipt of which consideration is acknowledged, Edwin D. Jarman and Kay F. Jarman(the sellers) of 760 Joshua St. Lyons, Or., sell and deliver to Edward W. Irons and Janet K. Irons (the purchasers) of 152126 Long Prairie Dr. Lapine, Or., the following Water Rights:

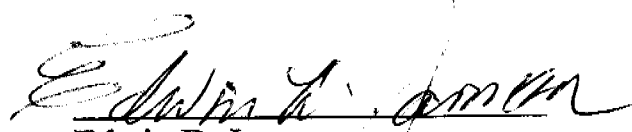
Oregon Water Rights to property on 152126 Long Prairie Dr. Lapine, Or., Klamath County. Certificate #83022, use for irrigation. Priority dates, 1897 as to 2.60 acres & 1902 as to 2.0 acres. Place of use, T235, R10E, SESW, Tax Lot 1200.


Recordation of this document is being done to remove that reservation of Water Rights as reserved on the Statutory Warranty Deed, recorded on 12/2/11 in Klamath County Clerk's records under instrument #2011-013412, between Edwin D. Jarman & Kay Jarman, Granters and Edward W. Irons & Janet K. Irons, Grantees.

All Right , Title and Interest in and to all Water Rights appurtenant to the real property know as: Lot 2, Block 1, Old Howard Ranch Estates, Tract No.1048, Klamath County, Oregon is hereby conveyed to Edward W Irons and Janet K. Irons, as tenants bt the entirety. APN:135357 Map: 2310-003C0-01200-000.

Signed, Sealed and Delivered

This 20<sup>th</sup> day of June, 2012 in the presence of:

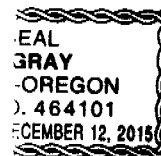
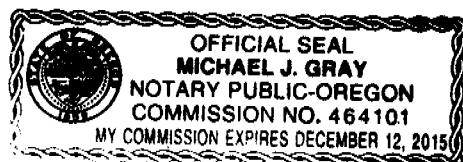
  
Edwin D. Jarman

 (seal)  
A Notary Public in and for  
The State of Oregon *County of Deschutes*

  
Kay F. Jarman

Address Lapine, OR

Telephone 541-536-9232



Signed Sealed and Delivered

This 20<sup>th</sup> day of June.2012 in the presence of:

Edward W. Irons  
Edward W. Irons

Janet K. Irons  
Janet K. Irons

Michael J. Gray (seal)  
A Notary Public in and for  
The State of Oregon County of Deschutes

Address La Pine, OR

Telephone 541-536-9232

