

WTC 94317



THIS IS 2012-008008
Klamath County, Oregon



00121552201200080080020024

07/23/2012 11:30:59 AM

Fee: \$42.00

After recording return to:

Frank G. Rasmussen

P.O. Box 1148

Newberg, OR 97132

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

Frank G. Rasmussen

P.O. Box 1148

Newberg, OR 97132

Escrow No. SR140559TI

Title No. 0094317

SWD r.020212

STATUTORY WARRANTY DEED

Wallace R. Johnson and Dorothy M. Johnson, as tenants in common,

Grantor(s), hereby convey and warrant to

Frank G. Rasmussen and Beverly Rasmussen, 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 46 of Tract 1318-GILCHRIST TOWNSITE, according to the official plat thereof on file in the
office of the County Clerk, Klamath County, Oregon.**

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

881527

2409-019DA-02300-000

The true and actual consideration for this conveyance is \$42,500.00.

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:

2012-2013 Real Property Taxes a lien not yet due and payable.

421212

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 21st day of July, 2012

Wallace R. Johnson, by Gregory Charles Johnson, his Attorney-in-Fact Dorothy M. Johnson

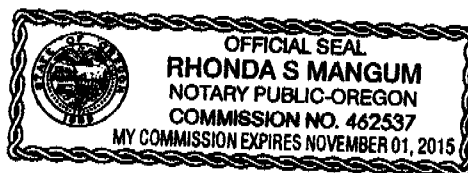
State of Oregon
County of 21st

On this 21st day of July, 2012, personally appeared Gregory Charles Johnson, as Attorney-in-Fact for Wallace J. Johnson, and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instruments to be the act and deed of said principal.

Before me:

Rhonda Mangum
(Notary Public for Oregon)

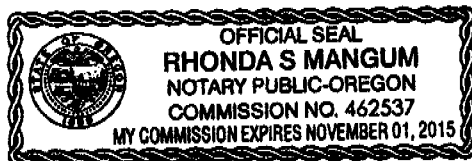
My commission expires Nov 1 2015



State of Oregon
County of Clackamas

On this 21st day of July, 2012, personally appeared before me the above named Dorothy M. Johnson, and acknowledged the foregoing instrument to be her voluntary act and deed.

WITNESS My hand and official seal.



Rhonda Mangum
Notary Public for Oregon
My Commission expires: Nov 1 2015