

1st
1903374

2012-008386

Klamath County, Oregon



After recording return to:
Kyrin R. Greenwood
510 Miller Island Road
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:
Kyrin R. Greenwood
510 Miller Island Road
Klamath Falls, OR 97603

File No.: 7151-1903374 (RAC)
Date: June 11, 2012

THIS SPACE F



00122022201200083860030031

07/31/2012 03:30:10 PM

Fee: \$47.00

STATUTORY WARRANTY DEED

Randolph R. Rivette, Trustee of the Randy Rivette Living Trust, Grantor, conveys and warrants to **Kyrin R. Greenwood**, 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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Subject to:

1. The **2012-2013** Taxes, a lien not yet payable.
2. 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 **\$145,000.00**. (Here comply with requirements of ORS 93.030)

F.
47.00

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.

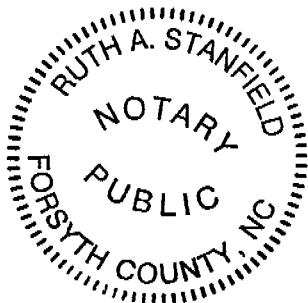
Dated this 26 day of July, 2012.

Randolph R. Rivette, Trustee of the Randy
Rivette Living Trust


Randolph R. Rivette, Trustee

STATE OF North Carolina)
County of Forsyth)ss.

This instrument was acknowledged before me on this 26th day of July, 2012
by Randolph R. Rivette as Trustee of The Randy Rivette Living Trust, on behalf of the Trust.




Notary Public for North Carolina

My commission expires: May 01, 2016

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

A TRACT OF LAND SITUATED IN GOVERNMENT LOT 1 IN THE NW 1/4 OF SECTION 29, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 40 FEET SOUTH OF THE NORTHWEST CORNER OF THE NE 1/4 NW 1/4 OF SECTION 29, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN; THENCE SOUTH 1280 FEET; THENCE EAST 659.4 FEET; THENCE NORTH 1280 FEET TO THE SOUTH LINE OF THE MILLER ISLAND ROAD; THENCE WEST ALONG THE LINE OF SAID ROAD 659.4 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM A TRACT OF LAND SITUATED IN GOVERNMENT LOT 1 IN THE NW 1/4 OF SECTION 29, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 40 FEET SOUTH OF THE NORTHWEST CORNER OF THE NE 1/4 NW 1/4 OF SECTION 29, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN; THENCE SOUTH 1280 FEET; THENCE EAST 281.22 FEET; THENCE NORTH 1280 FEET TO THE SOUTH LINE OF THE MILLER ISLAND ROAD; THENCE WEST ALONG THE LINE OF SAID ROAD 282.99 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ANY PORTION LYING WITHIN THE RIGHT OF WAY OF MILLER ISLAND ROAD.

NOTE: THIS LEGAL DESCRIPTION WAS CREATED PRIOR TO JANUARY 1, 2008.