

NOTE 95129-DS

THIS SPAC

2012-011051

Klamath County, Oregon



00125294201200110510020023

10/04/2012 03:33:30 PM

Fee: \$42.00

After recording return to:

SUSAN CHERYL BROWN, TRUSTEE

5336 Wendela St.

OCEANSIDE, CA 92056

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

SUSAN CHERYL BROWN, TRUSTEE

5336 Wendela St.

OCEANSIDE, CA 92056

Escrow No. MT95129-DS

Title No. 0095129

SWD r.020212

STATUTORY WARRANTY DEED

CLAUDE THOMAS BABB and JEANNE LOUISE BABB, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

**SUSAN CHERYL BROWN, TRUSTEE OF THE 1995 SUSAN CHERYL BROWN REVOCABLE
TRUST U/D/T DATED SEPTEMBER 9, 1995,**

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 8, Block 3, RIVER RANCH ESTATES, according to the official plat thereof on file in the office of the County
Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$125,000.00**.

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:

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

429wt

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.

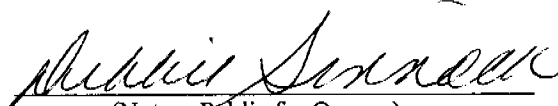
Dated this 3RD day of OCT., 2012


CLAUDE THOMAS BABB


JEANNE LOUISE BABB

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 10-3-, 2012 by CLAUDE THOMAS BABB and JEANNE LOUISE BABB.


(Notary Public for Oregon)

My commission expires 9-8-13

