



THIS SPACE RESERVED FOR RECORDING

**2013-003289**  
Klamath County, Oregon  
03/28/2013 11:40:43 AM  
Fee: \$42.00

After recording return to:

Jon R. Wood

P.O. Box 1963

Kingston, WA 98346

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

Jon R. Wood

P.O. Box 1963

Kingston, WA 98346

Escrow No. MT96961-KR

Title No. 0096961

SWD r.020212

### STATUTORY WARRANTY DEED

**Bank of Eastern Oregon,**

Grantor(s), hereby convey and warrant to

**Jon R. Wood and Jana J. Wood, 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 187, Tract 1496, RIDGEWATER SUBDIVISION PHASE 1, 1<sup>ST</sup> ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$9,000.00**.

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:

42 AMT

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 21 day of March, 2013.

Bank of Eastern Oregon

BY: [Signature]  
Ed Rollins, Senior Vice President-Credit Administrator

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on March 21, 2013 by Ed Rollins as Senior Vice President-Credit Administrator of Bank of Eastern Oregon.

[Signature]  
(Notary Public for Oregon)

My commission expires 8-12-16

