

**2013-003326**

Klamath County, Oregon

03/29/2013 10:13:43 AM

Fee: \$42.00

After recording return to:

LINDA A. KENYON5443 Sherwood Dr.Klamath Falls, OR 97603Until a change is requested all tax statements
shall be sent to the following address:LINDA A. KENYONsame as aboveEscrow No. MT96959-DSTitle No. 0096959

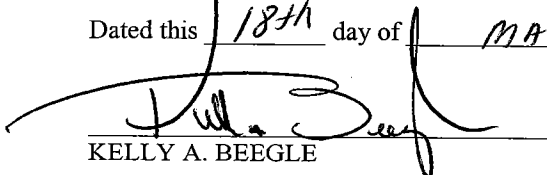
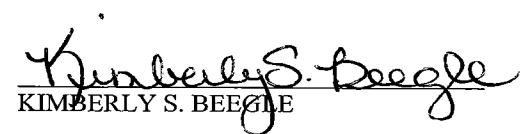
SWD1 r.020212

STATUTORY WARRANTY DEED**KELLY A. BEEGLE and KIMBERLY S. BEEGLE, WHO ACQUIRED TITLE AS KIMERLY S. REIDY,
as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

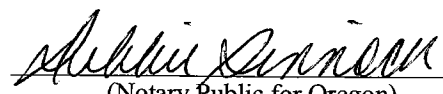
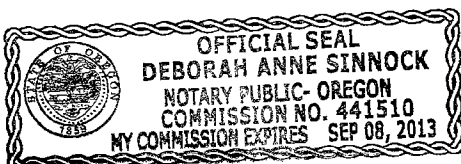
LINDA A. KENYON,Grantee(s), the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances
except as specifically set forth herein:Lot 15, Block 11, Tract 1064, FIRST ADDITION TO GATEWOOD, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.The true and actual consideration for this conveyance is **\$158,900.00**.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:

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 18th day of MAR., 2013.
KELLY A. BEEGLE
KIMBERLY S. BEEGLE

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 3-18, 2013 by ~~KELLY A. BEEGLE~~ and KIMBERLY S.
BEEGLE.
(Notary Public for Oregon)My commission expires 9-8-13

42 Amt

State of Oregon

County of Klamath

This instrument was acknowledged before me on 3-28-13, by

Kelly A. Beegle

Deborah Anne Sinnock

(Notary Public for Oregon)

My Commission expires 9-8-13

