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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



DAVID B And Beverly A, CLAWSON  
2161 Homedale Rd.  
KLAMATH FALLS OR 97603

Grantor's Name and Address

KAYLEEN L. MELTON  
1181 W. SIERRA VISTA Cir. S.  
PAHRUMP N.V. 89060-3964

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

2013-003805

Klamath County, Oregon



00134062201300038050010016

SPACE RESEI

04/10/2013 09:31:19 AM

Fee: \$37.00

FOR

RECORDER'S USE

Witness my hand and seal of County affixed.

NAME

TITLE

By \_\_\_\_\_, Deputy.

Until requested otherwise, send all tax statements to (Name, Address, Zip):

KAYLEEN L. MELTON  
1181 W. Sierra Vista Cir. S.  
PAHRUMP NV. 89060-3964

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that DAVID B. CLAWSON AND Beverly A. CLAWSON  
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by KAYLEEN L. MELTON

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,  
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,  
situated in KLAMATH County, State of Oregon, described as follows, to-wit:

LOT 3, BLOCK 23, SECOND ADDITION TO NIMROD  
RIVER PARK, according to The official PLAT thereof on file  
in the office of the County Clerk of KLAMATH County, OREGON

Subject To COVENANTS, CONDITIONS, RESERVATIONS, EASEMENTS, RESTRICTIONS,  
RIGHTS, RIGHTS OF WAY and ALL MATTERS APPEARING OF RECORD.  
Further described AS: TAX LOT # R-3611-009AD-00400

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized  
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): NO EXCEPTIONS

and that  
grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all  
persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 9,400.00. However, the  
actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate  
which) consideration. (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be  
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on 4/8/2013; if grantor  
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do  
so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFER-  
RING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY,  
UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS  
INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS  
INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULA-  
TIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON  
ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-  
PRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED  
USES, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOR-  
EST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE  
RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1,  
OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

David B. Clawson  
Beverly A. Clawson

STATE OF OREGON, County of Klamath ) ss.

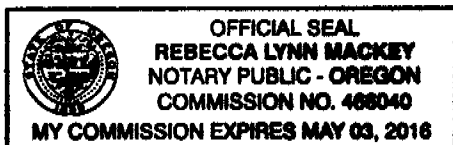
This instrument was acknowledged before me on April 8, 2013  
by David B. Clawson and Beverly A. Clawson

This instrument was acknowledged before me on \_\_\_\_\_

by \_\_\_\_\_

as \_\_\_\_\_

of \_\_\_\_\_



Notary Public for Oregon

My commission expires

May 3, 2016