

**2013-007814**

Klamath County, Oregon

07/10/2013 03:34:27 PM

Fee: \$42.00

After recording return to:

Same as below

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

Don Purio Development Company LLC
3245 Homedale Rd
City 97603

Escrow No. _____

Title No. _____

SWD r.020212

STATUTORY WARRANTY DEED**Don Purio Development Company, LLC, an Oregon Limited Liability Company,**

Grantor(s), hereby convey and warrant to

Don Purio Development Company, LLC, an Oregon Limited Liability CompanyGrantee(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 55 and the Westerly 20 feet of Lot 56 of TRACT 1445- REGENCY ESTATES –PHASE 3

The true and actual consideration for this conveyance is **\$OTHER THAN MONEY**

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:

2013-2014 Real Property Taxes a lien not yet due and payable.

42 Amt

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

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 9th day of July, 2013

~~Don Purio Development Company, LLC, an Oregon~~
~~limited liability company~~

BY: _____

~~Don Purio, Member~~

State of Oregon
County of Klamath



This instrument was acknowledged before me on July 9 -, 2013 by Don Purio, as a Member for Don Purio Development Company LLC, an Oregon Limited Liability Company.

Brenda Jean Phillips
(Notary Public for Oregon)

My commission expires 3-2-16