

2013-008155

Klamath County, Oregon



00139392201300081550020028



THIS SPACE RES

07/18/2013 08:42:19 AM

Fee: \$42.00

After recording return to:  
Debora A. Hood  
160 N. "E" Street  
Exeter, CA 93021

Until a change is requested all tax statements  
shall be sent to the following address:  
Debora A. Hood  
160 N. "E" Street  
Exeter, CA 93021

File No.: 7064-1610060 (MG)  
Date: August 04, 2010

### STATUTORY WARRANTY DEED

**Ty M. Moore and Angie R. Moore, husband and wife**, Grantor, conveys and warrants to **Debora A. Hood**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**Lots 40 & 41 in Block 6, WAGON TRAIL ACERAGES NO. 1, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Subject to:**

1. Taxes for the fiscal year 2010-2011 a lien due, but not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$Fulfillment of Contract recorded 2010-**. (Here comply with requirements of ORS 93.030)

APN: R128944

Statutory Warranty Deed  
- continued

File No.: 7064-1610060 (MG)  
Date: 08/04/2010

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 13<sup>TH</sup> day of AUGUST, 20 10

Ty M. Moore

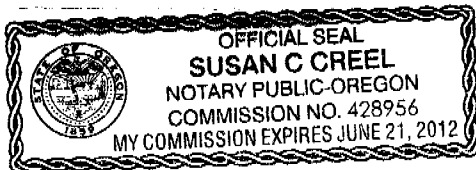
Angie R. Moore

STATE OF Oregon )

)ss.

County of )

This instrument was acknowledged before me on this 13<sup>TH</sup> day of AUGUST, 20 10  
by **Ty M. Moore and Angie R. Moore.**



Susan Creel  
Notary Public for Oregon  
My commission expires: 6-21-2012