

2013-010944  
Klamath County, Oregon  
09/26/2013 12:30:58 PM  
Fee: \$47.00

After recording return to:  
Wesley M. Olson  
1916 Pike Place #1251  
Seattle, WA 98101

Until a change is requested all tax statements shall be sent to the following address:  
Wesley M. Olson  
1916 Pike Place #1251  
Seattle, WA 98101

Escrow No. MT98790-SH  
Title No. 0098790  
SWD r.020212

**STATUTORY WARRANTY DEED**

**Margaret A. Retterath,**

Grantor(s), hereby convey and warrant to

**Wesley M. Olson, a single person,**

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:

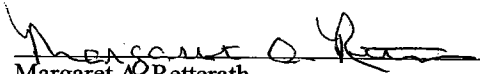
**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

The true and actual consideration for this conveyance is **\$150,000.00**.  
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:  
**2013-2014 Real Property Taxes a lien not yet due and payable.**

*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 26 day of Sept, 2013.

  
Margaret A. Retterath

State of Oregon  
County of Klamath

This instrument was acknowledged before me on Sept 26 2013 by Margaret A. Retterath.



  
(Notary Public for Oregon)  
My commission expires 11-18-15

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Unit No. B-2 of HARBOR ISLES CONDOMINIUMS, PHASE II, TRACT 1284, situated in a portion of Lot 1 of Tract 1275 and a portion of HARBOR ISLES CONDOMINIUMS, PHASE I, TRACT 1238, being in the SW1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and further described in that certain Declaration recorded in Volume M83, page 21250 and supplemented in Volume M93, page 27937, Microfilm Records of Klamath County, Oregon, appertaining to that real property situated in Klamath Falls, Oregon, and more completely described in said Declaration, which Declaration is incorporated herein by reference and made a part hereof as if fully set forth herein, together with an undivided interest in the general common elements as pertaining to said condominiums as set forth in said Declaration, and said Condominium Unit shall be used subject to the provisions, covenants, restrictions and limitations as set forth in said Declaration, including the plans and other exhibits which are a part thereof, and the Bylaws of Harbor Isles Condominium Owners' Association recorded simultaneously therewith.