



MT99124

THIS SPACE RESERVED FOR

2013-011952
Klamath County, Oregon
10/22/2013 11:07:44 AM
Fee: \$42.00

After recording return to:

RICHARD DENNIS RAYNER

2021 Lloyd Center

Portland, OR 97232

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

RICHARD DENNIS RAYNER

2021 Lloyd Center

Portland, OR 97232

Escrow No. MT99124-DS

Title No. 0099124

SWD r.020212

STATUTORY WARRANTY DEED

RICHARD A. VALENTINE and CHERYL L. VALENTINE,

Grantor(s), hereby convey and warrant to

RICHARD DENNIS RAYNER,

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:

The S1/2 NE1/4 SE1/4 of Section 1, Township 36 South, Range 9 East of the Willamette Meridian, Klamath
County, Oregon.

EXCEPTING THEREFROM that portion thereof lying within the boundaries of Skeen Ranch Road.

The true and actual consideration for this conveyance is **\$25,000.00**.

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.

4200

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 21 day of OCT., 2013.

x Richard A. Valentine
RICHARD A. VALENTINE

x Cheryl L. Valentine
CHERYL L. VALENTINE

State of Oregon

County of Deschutes

This instrument was acknowledged before me on October 21, 2013 by RICHARD A. VALENTINE and CHERYL L. VALENTINE.

Krystal A. Crall
(Notary Public for Oregon)

My commission expires April 25, 2015

