



MT99105MS

THIS SPACE RESERVED FOR RECORDER'S USE

2013-011992
Klamath County, Oregon
10/23/2013 11:09:41 AM
Fee: \$47.00

After recording return to:

Wesley D. Williams

3610 Pine Grove Road

Klamath Falls, OR 97603

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

Wesley D. Williams

3610 Pine Grove Road

Klamath Falls, OR 97603

Escrow No. MT99105-MS

Title No. 0099105

SWD r.020212

STATUTORY WARRANTY DEED

Gordon W. Ohman and Donna B. Ohman, Trustees of the Gordon Ohman Family Trust,

Grantor(s), hereby convey and warrant to

Wesley D. Williams and Claudia L. Williams, as tenants by the entirety,

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 **\$142,000.00**.

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:

47.00

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 17th day of OCT, 2013.

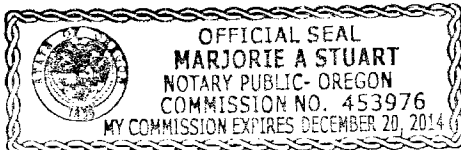
Gordon W. Ohman and Donna B. Ohman, Trustees of the
Gordon Ohman Family Trust

BY: Gordon W. Ohman, Trustee
Gordon W. Ohman, Trustee

BY: Donna B. Ohman, Trustee
Donna B. Ohman, Trustee

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 10/17, 2013 by Gordon W. Ohman and Donna B. Ohman, Trustees of the Gordon Ohman Family Trust.



[Signature]
(Notary Public for Oregon)

My commission expires 12/20/14

LEGAL DESCRIPTION

"EXHIBIT A"

A tract of land situated in the SW1/4NE1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, more particularly described as follows:

Beginning at a one-half inch iron pin on the West line of the SW1/4NE1/4 of said Section 9, said point being South a distance of 530.71 feet from the Northwest corner of the SW1/4NE1/4 of said Section 9; thence East a distance of 494.87 feet to a one-half inch iron pin on the Westerly right of way line of the County Road; thence South 0°31'30" East along said right of way line a distance of 297.31 feet to a one-half inch iron pin; thence West a distance of 497.59 feet to a one-half inch iron pin on the West line of the SW1/4NE1/4 of said Section 9; thence North along the West line of the SW1/4NE1/4 of said Section 9 a distance of 297.29 feet to the point of beginning, in the County of Klamath, State of Oregon.

TOGETHER WITH a 1981 Cedar Falls Truck Equip manufactured home, Plate #X170045, Home ID #232649, and serial #6501.