

1st 2167714-ALF

2013-012060
Klamath County, Oregon
10/25/2013 11:22:42 AM
Fee: \$42.00



After recording return to:
Cynthia Jean McChristian

*608 Burdick Dr.
Pomona, CA 91768*

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

Cynthia Jean McChristian

Same as above

File No.: 7021-2167714 (ALF)

Date: October 18, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Kimball L. Wallis and Joanne K. Wallis, husband and wife, Grantor, conveys and warrants to
Cynthia Jean McChristian, 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:

**LOT 15, BLOCK 115, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 4,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY
CLERK OF KLAMATH COUNTY, OREGON.**

Subject to:

1. 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 **\$8,000.00**. (Here comply with requirements of ORS 93.030)

F.
47.00

APN: R458365

Statutory Warranty Deed
- continued

File No.: 7021-2167714 (ALF)

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 22 day of October, 2013.

Kimball L. Wallis
Kimball L. Wallis

Joanne K. Wallis
Joanne K. Wallis

STATE OF Oregon)
County of Yamhill) ss.

This instrument was acknowledged before me on this 22 day of October, 2013
by **Kimball L. Wallis and Joanne K. Wallis.**

Crystal J. Marks

Notary Public for Oregon
My commission expires:

03/01/2017

