



99622-LW

2013-013753

Klamath County, Oregon

12/17/2013 09:12:25 AM

Fee: \$42.00

After recording return to:

Veronica Lizardi

16179 Wimbledon Dr.

Victorville, CA 92395

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

Veronica Lizardi

16179 Wimbledon Dr.

Victorville, CA 92395

Escrow No. MT99622-LW

Title No. 0099622

SWD r.020212

STATUTORY WARRANTY DEED
Donna Carroll,

Grantor(s), hereby convey and warrant to

Veronica Lizardi,

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:

Lot 10, Block 9, DIXON ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$7,000.00**.

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:

Grant

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.

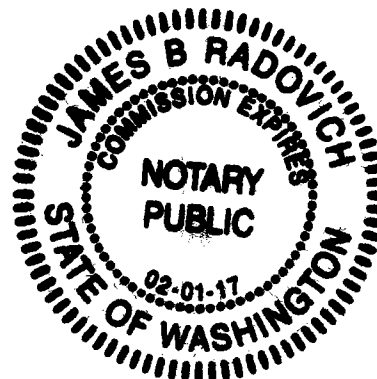
X Dated this 6th day of DECEMBER, 2013.

Donna Carroll
Donna Carroll

By Karen J. Fackler her attorney in fact
Karen J. Fackler

Donna Carroll
Donna Carroll

By Robert F. Fackler, Jr. her attorney in fact
Robert F. Fackler, Jr.



State of Washington

County of King

On this day personally appeared before me Karen J. Fackler and Robert F. Fackler, Jr. as attorney in fact for Donna Carroll to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 6th day of December, 2013.

James B. Radovich

Printed Name:

Notary Public in and for the State of

Washington residing at 630 228th Ave. NE; Sammamish, WA 98074

My appointment expires 2/1/2017