

1st 2171241-ALF

RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON REPRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

2013-013847

Klamath County, Oregon

12/18/2013 11:20:55 AM

Fee: \$57.00

After Recording Return To:

**First American Title
404 Main St Ste 1
Klamath Falls OR 97601**

1. Name(s) of the Transaction(s):

Certified Copy of

Statutory Warranty Deed

2. Direct Party (Grantor):

William J Barnett Jr trustee of the William J. Barnett Family Trust instrument dated February 29, 1996

3. Indirect Party (Grantee):

Richard Miller and Michele Miller

4. True and Actual Consideration Paid:

\$86,000.00

5. Deed Reference:

2013-013254

**THIS DEED IS BEING RE-RECORDED TO CORRECT SCRIVENOR ERROR
IN RECORDED DOCUMENT RECORDED DECEMBER 2, 2013 AS 2013-
013254, RECORDS OF KLAMATH COUNTY, OREGON**

F.
62.00

1st 2171241-ALF

2013-013254
Klamath County, Oregon
12/02/2013 01:57:46 PM
Fee: \$42.00



After recording return to:
Richard Miller and Michele Miller
1169 NE Clark Drive
Madras, OR 97741

Until a change is requested all tax
statements shall be sent to the
following address:
Richard Miller and Michele Miller
1169 NE Clark Drive
Madras, OR 97741

File No.: 7021-2171241 (ALF)
Date: October 25, 2013

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

William J Barnett Jr trustee of the William J. Barnett Family Trust instrument, dated February 29, 1996, Grantor, conveys and warrants to Richard Miller and Michele Miller, husband and wife, 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:

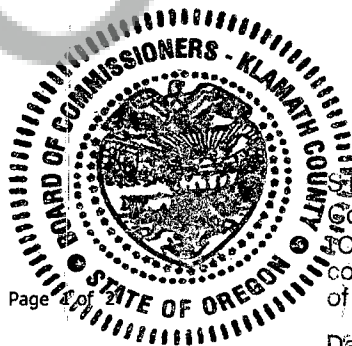
Lot 11 in Block 15, BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, together with that adjoining portion of the alley vacated by Ordinance No. 5661.

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 **\$86,000.00**. (Here comply with requirements of ORS 93.030)

F.
47.00



STATE OF OREGON)
County of KLAMATH)
I CERTIFY that this is a true and correct
copy of a document in the possession
of the Klamath County Clerk.

Dated: December 17, 2013
LINDA SMITH, Klamath County Clerk

By: Lisa Kessler, Deputy
Lisa Kessler

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 27 day of November, 2013.

William J Barnett Jr trustee of the William J. Barnett Family Trust instrument

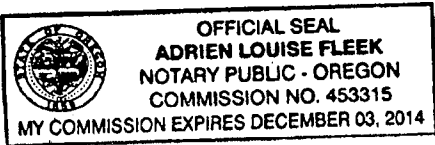
William J Barnett Jr
William J Barnett Jr, Successor Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 27 day of November, 2013 by **William J. Barnett Family Trust.**

Adrien Fleek

Notary Public for Oregon
My commission expires: 12/3/14



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