



99777.DS

2014-000855**Klamath County, Oregon****01/31/2014 09:05:34 AM****Fee: \$47.00**

After recording return to:

THE T. AND V. NUGENT REVOCABLE
TRUST

1268 Calla Lane

Chico, CA 95926

Until a change is requested all tax statements
shall be sent to the following address:THE T. AND V. NUGENT REVOCABLE
TRUST

1268 Calla Lane

Chico, CA 95926

Escrow No. MT99777-DS

Title No. 0099777

SWD r.020212

STATUTORY WARRANTY DEED**BILL J. FOSTER,**

Grantor(s), hereby convey and warrant to

**THOMAS J. NUGENT AND VALERIE A. NUGENT, TRUSTEES OF THE T. AND V. NUGENT
REVOCABLE TRUST,**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:N1/2 of the E1/2 of Lot 11 in Block 5, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, according to the
official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.The true and actual consideration for this conveyance is **\$5,500.00**.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:

470AMT.

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 10th day of January, 2014.

Bill J. Foster
BILL J. FOSTER

State of Ohio
County of Clark

This instrument was acknowledged before me on January 10, 2014 by BILL J. FOSTER.

Karen L. Byrum
(Notary Public)

My commission expires 12-26-2016



KAREN L. BYRUM
NOTARY PUBLIC - OHIO
MY COMMISSION EXPIRES 12-26-2016