



THIS SPACE RESERVED FOR RECORDER'S USE

**2014-002306**  
Klamath County, Oregon  
03/18/2014 12:54:01 PM  
Fee: \$47.00

After recording return to:

Samantha L. Herr

2535 Hope Street

Klamath Falls, OR 97603

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

Samantha L. Herr

2535 Hope Street

Klamath Falls, OR 97603

Escrow No. MT99984-SH

Title No. 0099984

SWD r.020212

### STATUTORY WARRANTY DEED

**Brett Haddeland and Julie Haddeland, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

**Samantha L. Herr , an unmarried woman,**

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:

**The W1/2 of TRACT NO. 10 GIENGER HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH the N1/2 of the vacated alley adjoining on the South line. EXCEPTING THEREFROM the Easterly 100 feet of the W1/2 of Lot 10.**

The true and actual consideration for this conveyance is **\$115,000.00**.

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 17 day of March, 2014.

Brett Haddeland  
Brett Haddeland

Julie Haddeland  
Julie Haddeland

State of Oregon  
County of Klamath

This instrument was acknowledged before me on March 17, 2014 by Brett Haddeland and Julie Haddeland.



Stacy M. Howard  
(Notary Public for Oregon)

My commission expires 11-18-15