



THIS SPACE RESERVED FOR

**2014-002762**  
Klamath County, Oregon  
03/31/2014 12:35:07 PM  
Fee: \$47.00

After recording return to:

James D. Boone

1708 Kimberly Dr.

Klamath Falls, OR 97601

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

James D. Boone

1708 Kimberly Dr.

Klamath Falls, OR 97601

Escrow No. MT100358LW

Title No. 0100358

SWD r.020212

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### STATUTORY WARRANTY DEED

**David J. Davis and Pauline Davis, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

**James D. Boone and Abigail L. Boone, as tenants by the entirety,**

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 2, Block 12, FOURTH ADDITION TO WINEMA GARDENS, 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 **PURSUANT TO AN IRC 1031 TAX DEFERRED  
EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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  
anal

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 31 day of March, 2014.

David J. Davis  
David J. Davis

Pauline Davis  
Pauline Davis

State of Oregon  
County of Klamath

This instrument was acknowledged before me on March 31, 2014 by David J. Davis and Pauline Davis.

Lisa Weatherby  
(Notary Public for Oregon)  
My commission expires 11/20/15

