



MT100677MS

THIS SPACE RESERVED FOR

2014-005411
Klamath County, Oregon
05/20/2014 02:17:23 PM
Fee: \$47.00

After recording return to:

Ilan Harris

P.O. Box 1096

Chiloquin, OR 97624

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

Ilan Harris

P.O. Box 1096

Chiloquin, OR 97624

Escrow No. MT100677MS

Title No. 0100677

SWD r.020212

STATUTORY WARRANTY DEED

Jerry G. Balf and Louise M. Balf, Trustees of the Balf Family Trust dated May 21, 1997,

Grantor(s), hereby convey and warrant to

Ilan Harris,

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 1 in Block 3 of RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with an undivided 1/68th interest in Lots 4 and 5, Block 1, RAINBOW PARK ON THE WILLIAMSON.

The true and actual consideration for this conveyance is **\$79,000.00**.

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 19 day of May 2014

Jerry G. Balf and Louise M. Balf, Trustees of the Balf
Family Trust dated May 21, 1997

BY: [Signature]
Jerry G. Balf, Trustee

BY: [Signature]
Louise M. Balf, Trustee

STATE OF CALIFORNIA

COUNTY OF Sonoma ss.

On May 19, 2014 before me, Dawn Pool Notary Public personally appeared Jerry G. Balf and Louise M. Balf, Trustees of the Balf Family Trust dated May 21, 1997 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature [Signature]

