

187 2259123- ALF



After recording return to:  
John J Goold and Judith A Harrison-  
Goold  
5024 Sora Loop  
Klamath Falls, OR 97601

Until a change is requested all tax  
statements shall be sent to the  
following address:  
John J Goold and Judith A Harrison-  
Goold  
5024 Sora Loop  
Klamath Falls, OR 97601

File No.: 7021-2259123 (ALF)  
Date: May 22, 2014

2014-007125  
Klamath County, Oregon  
07/07/2014 01:21:46 PM  
Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

**Albert R Klett, as to an undivided 1/2 interest and Jocelyne Bernadette Courturier, as to an undivided 1/2 interest**, Grantor, conveys and warrants to **John J Goold and Judith A Harrison-Goold**, 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 1310, TRACT 1444, RUNNING Y RESORT PHASE 4, 4TH ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**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 **\$200,000.00**. (Here comply with requirements of ORS 93.030)

F.  
57.00

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 3 day of July, 2014.

Albert R. Klett  
Albert R Klett

Jocelyne Bernadette Couturier  
Jocelyne Bernadette Couturier

Albert R. Klett  
Albert R Klett, trustee

Jocelyne Bernadette Couturier  
Jocelyn B Couturier, trustee

STATE OF MASS

County of Franklin

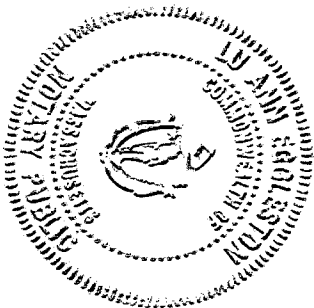
This instrument was acknowledged before me on this 3<sup>rd</sup> day of July, 2014  
by Albert R Klett as Trustee of Albert R Klett Revocable Trust, on behalf of the

Lu Ann Eggleston

Notary Public for MASS

My commission expires:

8-26-16



**LU ANN EGGLESTON**  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
August 26, 2016

STATE OF MASS )  
County of FRANKLIN )ss.  
)

This instrument was acknowledged before me on this 3<sup>rd</sup> day of July, 2014  
by Jocelyne B. Couturier as Trustee of Joycelyn B. Couturier Revocable Trust, on behalf of the .

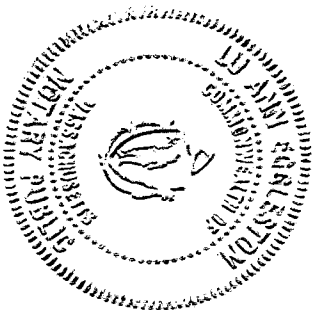


Lu Ann Eggleston

Notary Public  
for MASS  
My commission expires: 8-26-2016

STATE OF MASS )  
County of FRANKLIN )ss.  
)

This instrument was acknowledged before me on this 3<sup>rd</sup> day of July, 2014  
by **Albert R Klett and Jocelyne Bernadette Couturier.**



Lu Ann Eggleston

Notary Public for MASS  
My commission expires: 8-26-2016



**LU ANN EGGLESTON**  
Notary Public  
Commonwealth of Massachusetts  
My Commission Expires  
August 26, 2016