

1st 2294371-MT



After recording return to:
Jennifer Zimmer
3004 Caroline St
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:
Jennifer Zimmer
3004 Caroline St
Klamath Falls, OR 97603

File No.: 7021-2294371 (MT)
Date: July 29, 2014

2014-008049

Klamath County, Oregon

08/01/2014 02:43:48 PM

Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Barbara Ruth Burcher trustee of the 1985 Burcher Family Trust, dated August 12, 1985,
Grantor, conveys and warrants to **Jennifer Zimmer**, 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 1 in Block 4 of Tract No. 1036, SECOND ADDITION TO VALLEY VIEW, 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.
2. 2014/2015 Real property taxes; a lien not yet due and payable.

The true consideration for this conveyance is **\$145,000.00**. (Here comply with requirements of ORS 93.030)

f.
52.00

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 30 day of July, 2014.

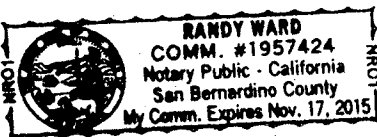
Barbara Ruth Burcher trustee of the 1985
Burcher Family Trust

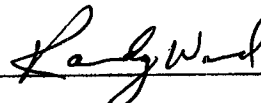


John Paul Burcher, Trustee

STATE OF California)
)ss.
County of San Bernardino)

This instrument was acknowledged before me on this 30th day of July, 2014
by John Paul Burcher as of Barbara Ruth Burcher trustee of the 1985 Burcher Family Trust, on behalf of
the .





Notary Public for California
My commission expires: Nov 17, 2015