

1st 2292282

Western Title & Escrow

Order Number: 89943

2014-008259

Klamath County, Oregon

08/08/2014 11:24:45 AM

Fee: \$42.00

Grantor
Edna Earl Jones 1875 Taney Street Eugene, OR 97402
Grantee
Steven A. Haus Mark R. Franklin 3538 SE Morrison Portland, OR 97215
Until a change is requested, all tax statements shall be sent to the following address:
Steven A. Haus Mark R. Franklin 3538 SE Morrison Portland, OR 97215

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Edna Earl Jones , Grantor conveys and warrants to
Steven A. Haus and Mark R. Franklin , not as tenants in common, but with the
right of survivorship, Grantees the following described real property free of
encumbrances except as specifically set forth herein:

**Lots 3 and 4 in Block 10, FIRST ADDITION TO JACK PINE VILLAGE, according to
the official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.**

Account:

Map & Tax Lot:

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the
date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$54,500.00**. (Here comply with requirements
of ORS 93.030.)

**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.**

Executed this 7 day of August, 2014

Edna Earl Jones by Johnny Mack Jones
as her attorney in fact

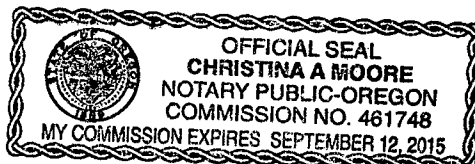
Edna Earl Jones

State of OR, County of Deschutes) ss.

This instrument was acknowledged before me on this 7th day of August, 2014 by ~~Edna Earl Jones~~
~~XXXXXX~~ Johnny Mack Jones as Attorney in Fact for Edna Earl Jones

Notary Public for the State of OR

My commission expires: 9/12/15



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