

2014-008974

Klamath County, Oregon



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08/29/2014 09:30:54 AM

Fee: \$47.00

**After Recording, Return to:**

Leanne M. Bowker, Esq.  
Harris & Bowker LLP  
10300 SW Greenburg Road, Suite 530  
Portland, OR 97223-5486

**Send Tax Statements to:**

Gary D. Shipley  
2417 SW Canby Court  
Portland, OR 97219

**STATUTORY WARRANTY DEED**

Gary D. Shipley and Ann K. Shipley, Trustees of The Shipley Family Joint Trust dated January 20, 2012, Grantors, convey and warrant to Gary D. Shipley, Grantee, all of Grantors' right, title and interest in and to the real property and improvements commonly known as 18619 Diamond Peak Drive, Crescent Lake, Oregon and more particularly described as follows:

Lot 12 in Block 2 of tract 1119, LEISURE WOODS, UNIT 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Property ID #R10730  
Map Tax Lot #R-2407-007A0-06000-000

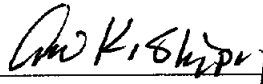
Subject to all encumbrances of record.

The true consideration for this conveyance is \$0.00. This distribution is made pursuant to the Stipulated General Judgment for Dissolution of Marriage entered in Multnomah County Circuit Court Case No. 140261434 dated June 23, 2014.

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.

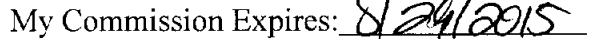
DATED this 5<sup>th</sup> day of August, 2014.

  
\_\_\_\_\_  
Gary D. Shipley, Trustee, Grantor

  
\_\_\_\_\_  
Ann K. Shipley, Trustee, Grantor

County of WASHINGTON)

This instrument was acknowledged before me on, August 5, 2014, by Gary Shipley, Trustee of The Shipley Family Joint Trust dated January 20, 2012.



County of Lane)

This instrument was acknowledged before me on, Aug. 13, 2014, by Ann Shipley, Trustee of The Shipley Family Joint Trust dated January 20, 2012.

