

**2014-009079****Klamath County, Oregon****09/02/2014 02:13:35 PM****Fee: \$47.00**

After recording return to:

Richard M. Anderson

14977 SW Emerald Court

Beaverton, OR 97007

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

Richard M. Anderson

14977 SW Emerald Court

Beaverton, OR 97007

Escrow No. SR155026T1

Title No. 0101650

SWD r.020212

STATUTORY WARRANTY DEED**Frederick S. Rath and Carol L. Rath, Trustees of the Frederick S. Rath and Carol L. Rath
Revocable Living Trust Agreement dated November 15, 2012,**

Grantor(s), hereby convey and warrant to

Richard M. Anderson and Margaret E. Anderson, as tenants by the entirety,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 38 in Block 6 of Plat No. 1090 of WAGON TRAIL ACREAGES NO. 1, SECOND ADDITION,
according to the official plat thereof on file in the office of the County Clerk of Klamath County,
Oregon.**

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

Property ID128917**2309-001C0-05100-000**The true and actual consideration for this conveyance is **\$210,000.00**.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:**2014-2015 Real Property Taxes a lien not yet due and payable.**Return to: **AmérITitle**

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 29 day of Aug, 2014

Frederick S. Rath and Carol L. Rath, Trustees of the
Frederick S. Rath and Carol L. Rath Revocable Living
Trust Agreement dated November 15, 2012

BY: Frederick S. Rath
Frederick S. Rath, Trustee

BY: Carol L. Rath
Carol L. Rath, Trustee

State of Oregon
County of Klamath

On this 29 day of Aug, 2014, before me Teresa M. Ives, a notary public in and for said State, personally appeared Frederick S. Rath and Carol L. Rath being by me first duly sworn, declared that they are Trustees of the Frederick S. Rath and Carol L. Rath Revocable Living Trust Agreement dated November 15, 2012 that they signed the foregoing document as the Trustees and that statements therein contained are true.

Teresa M. Ives
Notary Public
Residing at: La Pine
Commission Expires: 10/13/17

