



THIS SPACE RESERVED FOR RECORDER'S USE

**2014-009593**

**Klamath County, Oregon**

**09/15/2014 02:56:30 PM**

**Fee: \$47.00**

After recording return to:

Guoliang Zhang

10133 Brian Kelly Way

Elk Grove, CA 95757

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

Guoliang Zhang

10133 Brian Kelly Way

Elk Grove, CA 95757

Escrow No. MT101483LW

Title No. 0101483

SWD r.020212

### STATUTORY WARRANTY DEED

**Max F. Hatch and Deborah J. Hatch, as tenants by the entirety and Max F. Hatch and Deborah J. Hatch, trustees of the Max F. Hatch and Deborah J. Hatch Revocable Trust dated April 23, 2003,**

Grantor(s), hereby convey and warrant to

**Guoliang Zhang and Jin Tao Wu, 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 25 in Block 35, FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$290,000.00**.

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.**

**\$47.00**

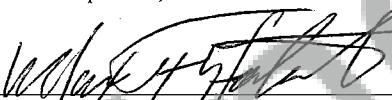
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 12 day of September, 2014.

  
Max F. Hatch

  
Deborah J. Hatch

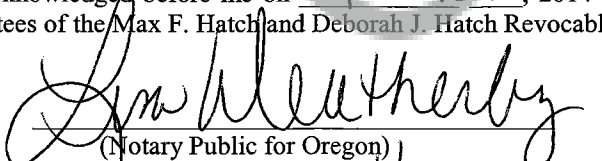
Max F. Hatch and Deborah J. Hatch, Trustees  
of the Max F. Hatch and Deborah J. Hatch Revocable  
Trust Dated April 23, 2003

BY:   
Max F. Hatch, Trustee

BY:   
Deborah J. Hatch, Trustee

State of Oregon  
County of Klamath

This instrument was acknowledged before me on 9-12, 2014 by Max F. Hatch and Deborah J. Hatch individually and as trustees of the Max F. Hatch and Deborah J. Hatch Revocable Trust dated April 23, 2003

  
(Notary Public for Oregon)  
My commission expires 11/20/2015

