

**2014-009758****Klamath County, Oregon****09/19/2014 12:37:35 PM****Fee: \$47.00**

After recording return to:

Melanie M. Mueller3895 Alabama Ave Unit BLos Alamos, NM 87544Until a change is requested all tax statements
shall be sent to the following address:Melanie M. Mueller3895 Alabama Ave Unit BLos Alamos, NM 87544Escrow No. SR155082TITitle No. 0101670

SWD r.020212

STATUTORY WARRANTY DEED**Charlene L. Eason,**

Grantor(s), hereby convey and warrant to

Melanie M. Mueller,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 3, Block 9, SUN FOREST ESTATES, TRACT 1060, according to the official plat thereof on
file in the office of the County Clerk, Klamath County, Oregon.**

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

Property ID #141670**2310-036D0-03300-000****Property ID #M885292****M-99-207**The true and actual consideration for this conveyance is **\$55,000.00**.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:
 AmeriTitle

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 16th day of September, 2014.

Charlene L. Eason
Charlene L. Eason

State of Oregon
County of Deschutes

This instrument was acknowledged before me on Sept 16, 2014 by Charlene L. Eason.

[Signature]

(Notary Public for Oregon)

My commission expires 10/13/17

