



THIS SPACE RESERVED FOR R

2014-009994
Klamath County, Oregon
09/26/2014 10:43:45 AM
Fee: \$47.00

After recording return to:

Christopher M. Houston

28808 Raintree Lane

Santa Clarita, CA 91390

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

Christopher M. Houston

28808 Raintree Lane

Santa Clarita, CA 91390

Escrow No. MT101620SH

Title No. 0101620

SWD r.020212

STATUTORY WARRANTY DEED

Robert C. Sears and Gosha M. Sears, as tenants by the entirety,

Grantor(s), hereby convey and warrant to

Christopher M. Houston and Rita L. Houston, husband and wife, 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 2 in Block 5 of TRACT NO. 1091, LYNNEWOOD, according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **PURSUANT TO AN IRC 1031 TAX DEFERRED
EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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 22 day of Sept., 2014.

Robert C. Sears
Robert C. Sears

Gosha M. Sears
Gosha M. Sears

State of Oregon
County of Klamath

This instrument was acknowledged before me on Sept. 22, 2014 by Robert C. Sears and Gosha M. Sears.

Jenny A. Brazil
(Notary Public for Oregon)

My commission expires 2/5/2015

