



2014-011648
Klamath County, Oregon
11/06/2014 02:21:47 PM
Fee: \$52.00

After recording return to:

Robert A. Rosenson

PO Box 322

Eugene, OR 97440

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

Robert A. Rosenson

PO Box 322

Eugene, OR 97440

Escrow No. MT102158SH

Title No. 0102158

SWD r.020212

STATUTORY WARRANTY DEED

Edward Louies Oueilhe,

Grantor(s), hereby convey and warrant to

Robert A. Rosenson,

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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

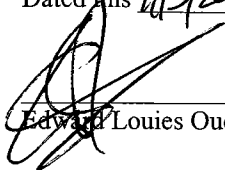
The true and actual consideration for this conveyance is **\$10,000.00**.

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:

\$10,000

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 11/3/2014 day of _____, _____.



Edward Louies Oueilhe

STATE OF ~~CALIFORNIA~~ Texas

ss.
COUNTY OF Harris

On November 3rd, 2014 before me, Karla Dowdell personally appeared Edward Louies Oueilhe personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature 

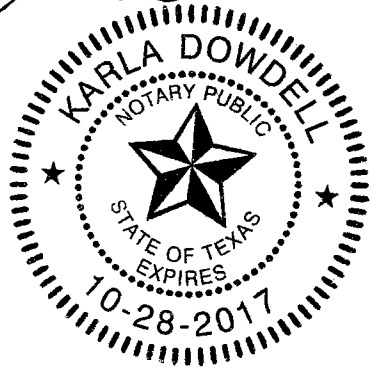


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

Lot 122 in the unrecorded Spinks Subdivision being a portion of Government Lot 6 situated in Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at a point described by three consecutive courses from the intersection of the Westerly line of Lalakes Avenue with the Northerly line of Schonchin Street in the townsite of west Chiloquin, Oregon, namely; North 59° 30' West, 116.3 feet; North 42°, 39' West, 295 feet; and South 47° 21' West 53.0 feet to the point of beginning; thence South 47° 21' West, 50 feet; thence Northwesterly at right angles, 150 feet; thence Northeasterly at right angles, 50 feet; thence Southeasterly at right angles, 150 feet to the point of beginning; together with right of use hereby donated and conveyed unto grantee and public for public use forever a strip of land 19 feet wide between tract conveyed and county road, (Tract No. 122).

PARCEL 2:

Lot 123 in the unrecorded Spinks Subdivision being a portion of Government Lot 6 situated in Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at a point described by three consecutive courses from the intersection of the Westerly line of Lalakes Avenue with the Northerly line of Schonchin Street in the townsite of west Chiloquin, Oregon, namely; North 59° 30' West, 116.3 feet; North 42°, 39' West, 295 feet; and South 47° 21' West 103.0 feet to the point of beginning; thence South 47° 21' West, 50 feet; thence Northwesterly at right angles, 150 feet; thence Northeasterly at right angles, 50 feet; thence Southeasterly at right angles, 150 feet to the point of beginning; together with right of use hereby donated and conveyed unto grantee and public use forever a strip of land 19 feet wide between tract conveyed and county road, (Tract No. 123).