



THIS SPACE RESERVED FOR

**2014-012326**  
**Klamath County, Oregon**  
11/26/2014 09:21:15 AM  
Fee: \$47.00

After recording return to:

Connie J. Cramer

1509 Blackwood Drive

Knoxville, TN 37923

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

Connie J. Cramer

1509 Blackwood Drive

Knoxville, TN 37923

Escrow No. AP0804004

Title No. 0804004

SWD r.020212

---

### STATUTORY WARRANTY DEED

**Cloyce E. Barnes and Sue B. Barnes, Trustees or their successors in trust under the Barnes Loving Trust Dated November 29, 1990, and any amendments thereof,**

Grantor(s), hereby convey and warrant to

**Connie J. Cramer and Raymond R. Pitcock not as tenants in common, but with right of survivorship,**

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:

**Lots 16 and 17, RIVER'S BEND, according to the official plat thereof on file in the offices of the County Clerk, Klamath County, Oregon.**

The true and actual consideration for this conveyance is **\$255,000.00**.

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:

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 19 day of November, 2014.

Barnes Loving Trust Dated November 29, 1990, and any amendments thereof

BY: Cloyce E. Barnes  
Cloyce E. Barnes, Trustee

BY: Sue B. Barnes  
Sue B. Barnes, Trustee

State of Oregon  
County of Klamath

On this 19 day of November, 2014, before me Jenny A. Brazil, a notary public in and for said State, personally appeared Cloyce E. Barnes and Sue B. Barnes being by me first duly sworn, declared that they are Trustees of the Barnes Loving Trust that they signed the foregoing document as the Trustees and that statements therein contained are true.

Jenny A. Brazil  
Notary Public

Residing at:  
Commission Expires:

