

**2014-012516****Klamath County, Oregon****12/03/2014 02:30:43 PM****Fee: \$82.00**

After recording return to:

PETER P. LUCAS7751 DEHLINGER LANEKLAMATH FALLS, OR 97603Until a change is requested all tax statements
shall be sent to the following address:PETER P. LUCAS7751 DEHLINGER LANEKLAMATH FALLS, OR 97603Escrow No. MT102159DSTitle No. 0102159

SWD r.020212

STATUTORY WARRANTY DEED**ANN MUTSCHLER, JENNIFER TOUHEY, JEFFREY J. ARCURI AND AMY SUE ARCURI,
SUCCESSOR TRUSTEES OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY
TRUST DATED JUNE 26, 2000,**

Grantor(s), hereby convey and warrant to

PETER P. LUCAS,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:A parcel of land situated in Government Lots 8, 13 and 18 of Section 30, Township 35 South, Range 7 East of the
Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:Beginning at the point of intersection of the Westerly bank of Williamson River and the East line of Government Lot 13;
thence Southwesterly along said riverbank 1250 feet more or less to the point of intersection of the South boundary of
Government Lot 18 with said riverbank; thence West 283.8 feet; thence North 1980 feet more or less to point of
intersection with the North boundary of Government Lot 8; thence East 330 feet more or less to the Northeast corner of
W1/2 E1/2 of Government Lot 8; thence South 792 feet more or less to a point that is West 330 feet more or less from
the point of beginning; thence East 330 feet more or less to the point of beginning.The true and actual consideration for this conveyance is **\$270,000.00**.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:**THIS DOCUMENT IS BEING SIGNED IN COUNTERPART.**

8800

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 26 day of November, 2014

THE JULIUS C. ARCURI AND NEVA F. ARCURI
FAMILY TRUST DATED JUNE 26, 2000

BY: *Ann Mutschler* successor trustee
ANN MUTSCHLER, SUCCESSOR TRUSTEE

BY: *Jennifer Touhey*
JENNIFER TOUHEY, SUCCESSOR TRUSTEE

BY: *Jeffrey J. Arcuri*
JEFFREY J. ARCURI, SUCCESSOR TRUSTEE

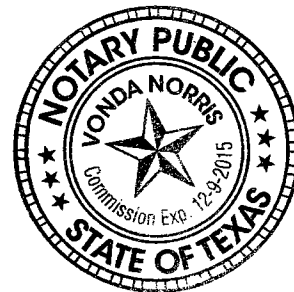
BY: *Amy Sue Arcuri*
AMY SUE ARCURI, SUCCESSOR TRUSTEE

State of Texas
County of Parker

This instrument was acknowledged before me on Nov 26, 2014 by ANN MUTSCHLER, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

Vonda Norris
(Notary Public)

My commission expires 12-9-14



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 26th day of November, 2014.

THE JULIUS C. ARCURI AND NEVA F. ARCURI
FAMILY TRUST DATED JUNE 26, 2000

BY: ANN MUTSCHLER, SUCCESSOR TRUSTEE

BY: JENNIFER TOUHEY, SUCCESSOR TRUSTEE

BY: JEFFREY J. ARCURI, SUCCESSOR TRUSTEE

BY: AMY SUE ARCURI, SUCCESSOR TRUSTEE

State of California
County of Los Angeles

This instrument was acknowledged before me on 26th, Nov., 2014 by ANN MUTSCHLER, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

(Notary Public)

My commission expires _____

See Attachment for Notary

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

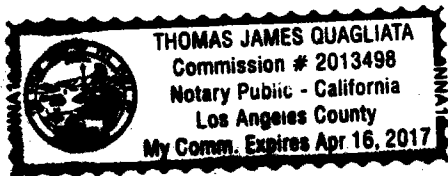
CIVIL CODE § 1189

State of California

County of Los Angeles

On 11/26/14 before me, Thomas James Quagliata, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Jennifer Touhey
Name(s) of Signer(s)



who 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 he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: [Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: Not Dated Number of Pages: 2

Signer(s) Other Than Named Above: None

Capacity(ies) Claimed by Signer(s)

Signer's Name: Jennifer Touhey

☐ Corporate Officer — Title(s): _____

☒ Individual

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER

Top of thumb here

Signer's Name: _____

☐ Corporate Officer — Title(s): _____

☐ Individual

☐ Partner — ☐ Limited ☐ General

☐ Attorney in Fact

☐ Trustee

☐ Guardian or Conservator

☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER

Top of thumb here

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Dated this _____ day of _____, _____.

THE JULIUS C. ARCURI AND NEVA F. ARCURI
FAMILY TRUST DATED JUNE 26, 2000

BY: _____
ANN MUTSCHLER, SUCCESSOR TRUSTEE

BY: _____
JENNIFER TOUHEY, SUCCESSOR TRUSTEE

BY: Jeffrey J. Arcuri
JEFFREY J. ARCURI, SUCCESSOR TRUSTEE

BY: _____
AMY SUE ARCURI, SUCCESSOR TRUSTEE

State of _____
County of _____

This instrument was acknowledged before me on _____, 2014 by ANN MUTSCHLER, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

(Notary Public)

My commission expires _____

State of _____
County of _____

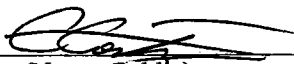
This instrument was acknowledged before me on _____, 2014 by JENNIFER TOUHEY, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

(Notary Public)

My commission expires _____

State of California
County of San Francisco

This instrument was acknowledged before me on December 2, 2014 by JEFFREY J. ARCURI, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.



(Notary Public)

My commission expires 01/14/16

**Please see
attached
California
Acknowledgement**

State of _____
County of _____

This instrument was acknowledged before me on _____, 2014 by AMY SUE ARCURI, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

(Notary Public)

My commission expires _____

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of San Francisco

On Dec 2, 2014 before me, Guillermo Cortez Notary Public,
(Here insert name and title of the officer)

personally appeared Jeffrey J Arcuri,

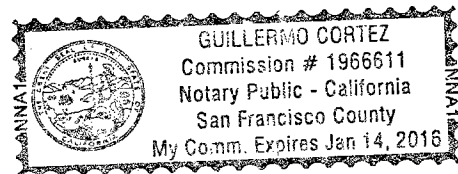
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
Signature of Notary Public

(Notary Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Warranty Deed
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
☐ Corporate Officer

(Title)

- ☐ Partner(s)
☐ Attorney-in-Fact
☐ Trustee(s)
☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he/she/they~~, is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

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 26th day of NOVEMBER, 2014.

THE JULIUS C. ARCURI AND NEVA F. ARCURI
FAMILY TRUST DATED JUNE 26, 2000

BY: _____
ANN MUTSCHLER, SUCCESSOR TRUSTEE

BY: _____
JENNIFER TOUHEY, SUCCESSOR TRUSTEE

BY: _____
JEFFREY J. ARCURI, SUCCESSOR TRUSTEE

BY: Amy Sue Arcuri, trustee
AMY SUE ARCURI, SUCCESSOR TRUSTEE

State of _____
County of _____

SEE NOTARY ACKNOWLEDGMENT ATTACHED.

This instrument was acknowledged before me on _____, 2014 by ANN MUTSCHLER, AS SUCCESSOR TRUSTEE OF THE JULIUS C. ARCURI AND NEVA F. ARCURI FAMILY TRUST DATED JUNE 26, 2000.

(Notary Public)

My commission expires _____

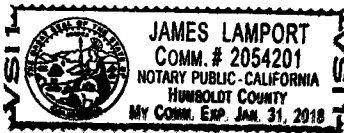
State of California }
County of Humboldt }

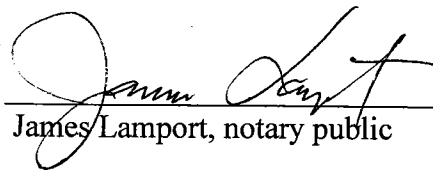
On November 26, 2014 before me, James Lampion, notary public, personally appeared
AMY SUE ARCURI,
who proved to me on the basis of satisfactory evidence to be the person whose name is
subscribed to the within instrument and acknowledged to me that she executed the same in her
authorized capacity, and that by her signature on the instrument the person, or the entity on
behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(Seal)




James Lampion, notary public