

1st 2330105 - LW



After recording return to:
Amanda L Davis and Justin R Davis
P.O. Box 65
Merrill, OR 97633

Until a change is requested all tax
statements shall be sent to the
following address:
Amanda L Davis and Justin R Davis
P.O. Box 65
Merrill, OR 97633

File No.: 7021-2330105 (LW)
Date: October 06, 2014

THIS SPACE RESERVED FOR RECORDER'S USE

2014-012964

Klamath County, Oregon

12/16/2014 12:02:39 PM

Fee: \$47.00

STATUTORY WARRANTY DEED

Why Buy LLC, an Oregon Limited Liability Company, Grantor, conveys and warrants to **Amanda L Davis and Justin R Davis, wife and husband, as Tenants by the Entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 8, Block 2, Terwilliger Addition to Merrill, Oregon, according to the duly recorded Supplementary Plat thereof on file with the Clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$88,000.00**. (Here comply with requirements of ORS 93.030)

F.
52.00

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 13 day of 12, 2014.

Why Buy LLC, an Oregon Limited Liability Company

Tim Parks member

By: Tim Parks, Member

Denis Hickey member

By: Denis Hickey, Member

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 15th day of December, 2014
by Tim Parks as Member of Why Buy LLC, an Oregon Limited Liability Company, on behalf of the .

Meli Ann Trujillo

Notary Public for Oregon

My commission expires:

