

**2015-000690****Klamath County, Oregon****01/26/2015 11:19:04 AM****Fee: \$47.00**

After recording return to:

Rebecca Jane Scherich

4301 Myrtlewood Dr.

Klamath Falls, OR 97603

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

Rebecca Jane Scherich

41515 Hwy 62

Chiloquin, OR 97624

Escrow No. MT102615SH

Title No. 0102615

SWD r.020212

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**STATUTORY WARRANTY DEED****Tracy McCowen,**

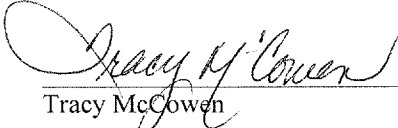
Grantor(s), hereby convey and warrant to

**Rebecca Jane Scherich,**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:**Parcel 2 of Land Partition 19-93 filed July 21, 1993, being a portion of the N1/2 NE1/4 and NE1/4 NW1/4 of  
Section 30, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.****LESS AND EXCEPT a 100 foot strip over and across the NE1/4 of the NW1/4 of Section 30, Township 34 South,  
Range 7 East of the Willamette Meridian, as described in Volume 136 at Page 334, recorded February 21, 1941  
(Crater Lake State Highway 62).**The true and actual consideration for this conveyance is **\$178,000.00**.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:

A handwritten signature in black ink, appearing to be '4700' or similar, with a horizontal line underneath.

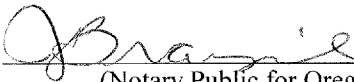
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 Jan., 2015

  
Tracy McCowen

State of Oregon  
County of Klamath

This instrument was acknowledged before me on Jan. 22 2015 by Tracy McCowen.

  
(Notary Public for Oregon)

My commission expires 12/3/2016

