



After recording return to:
Riley L Lamb and Jenna Lamb
518 E 1st Street
Merrill, OR 97633

Until a change is requested all tax
statements shall be sent to the
following address:
Riley L Lamb and Jenna Lamb
518 E 1st Street
Merrill, OR 97633

File No.: 7021-2365903 (MT)
Date: December 23, 2014

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Bryan J Sites, Grantor, conveys and warrants to **Riley L Lamb and Jenna Lamb 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:

The East one-half of Lots 5 and 6, Block 2, Terwilliger Addition to the Town of Merrill, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with an easement upon and over the following described land of said city for the purpose of maintaining a dwelling house thereon: Beginning at an iron pin on the Southeast corner of Lot 5, Block 2 Terwilliger addition to the City of Merrill, Oregon; thence East 0.2 feet; thence North and parallel to the East line of said Lot 5 a distance of 36.5 feet; thence West 0.2 feet to the East line of said Lot 5 a distance of 36.5 feet; thence West 0.2 feet to the East line of said Lot 5; thence South along the East line of said Lot 5 a distance of 36.5 feet, more or less, to the point of beginning.

Subject to:

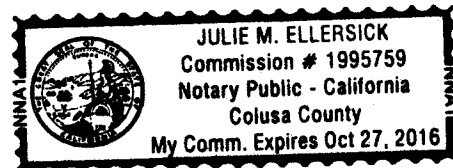
1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$140,000.00**. (Here comply with requirements of ORS 93.030)

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 9 day of March, 2015.

Bryan J Sites
Bryan J Sites



STATE OF California)
)ss.
County of Colusa)

This instrument was acknowledged before me on this 9 day of MARCH, 2015
by **Bryan J Sites**.

Julie M Ellersick

Notary Public for California

My commission expires: 10/27/16