2015-002602

Klamath County, Oregon 03/24/2015 03:56:57 PM

Fee: \$47.00

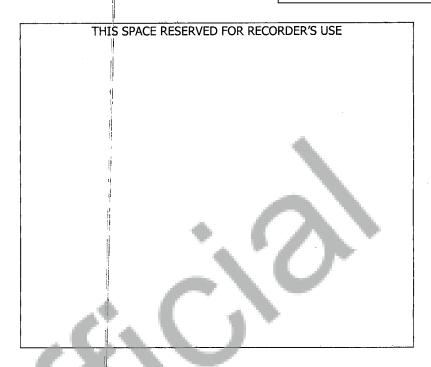
15+2398228-ALF



After recording return to: Homer G Amick PO Box 122 Cave Junction, OR 97523

Until a change is requested all tax statements shall be sent to the following address: Homer G Amick PO Box 122 Cave Junction, OR 97523

File No.: 7021-2398228 (ALF) Date: March 02, 2015



STATUTORY WARRANTY DEED

Judith Clayton, Grantor, conveys and warrants to **Homer G Amick and Bernadette Faulhaber**, **with full rights of survivorship**, 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 N1/2 of the NW1/4 of the NW1/4 of Section 33, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the Westerly 60 feet.

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 \$24,900.00. (Here comply with requirements of ORS 93.030)

F. 52.00

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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.

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Dated this	$\alpha \cup$	day of $_$	() (VL		1		, 20	<u>1)</u> ,
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Jødith Clayton

STATE OF Oregon

County of Klamath

This instrument was acknowledged before me on this day of

by Judith Clayton.

Notary Public for Oregon My commission expires:

