



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
Michael D House and Bethanne  
House  
2507 Nile Street  
Klamath Falls, OR 97603

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Michael D House and Bethanne House  
2507 Nile Street  
Klamath Falls, OR 97603

File No.: 7021-2377813 (ALF)  
Date: January 28, 2015

### STATUTORY WARRANTY DEED

**William Ray Brown**, Grantor, conveys and warrants to **Michael D House and Bethanne House, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

**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 **\$85,000.00**. (Here comply with requirements of ORS 93.030)

F.  
57.00

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 1 day of April, 2015.

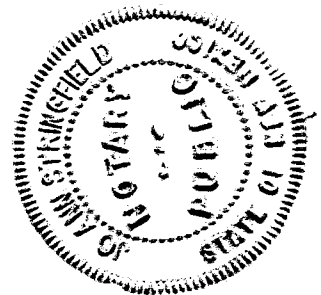
William Ray Brown  
William Ray Brown

STATE OF NEW MEXICO )  
Oregon )  
County of BERNALILLO ) ss.  
Klamath )

This instrument was acknowledged before me on this 1 day of APRIL, 2015  
by **William Ray Brown**.

Notary Public

Notary Public for ~~Oregon~~ NEW MEXICO  
My commission expires: 16 MARCH 2016



**EXHIBIT A**

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

**A portion of Lots 14 and 15, Block 1, Homeland Tracts, in the County of Klamath, State of Oregon, more particularly described as follows:**

**Beginning at the Northwest corner of Lot 14, Block 1, Homeland Tracts; thence South 89°54'40" East, along the North line of said Lot 14, 210.37 feet more or less; thence South 0°55'15" East, 94.71 feet; thence South 88°04'35" West 210.37 feet to the East boundary of Nile Street; thence North 0°55'15" East along said street boundary, 102.10 feet to the true point of beginning.**

**EXCEPTING THEREFROM, that portion of Lot 14, Block 1, Homeland Tracts, being more particularly described as follows:**

**Beginning at a 5/8" iron pin marking the Northwest corner of said Lot 14; thence South 89°54'40" East along the North line of said Lot 14 a distance of 210.37 feet to a 5/8" iron pin thence; leaving said North line South 0°55'15" East 1.5 feet; thence Westerly to a point that is South 0°55'15" East 3.5 feet from the point of beginning of this description; thence North 0°55'15" West 3.5 feet to the point of beginning.**

**ALSO LESS AND EXXCEPT any portion lying within parcel of land conveyed to Noel T. Patrick and Christena M. Patrick by quitclaim deed recorded in Volume M74 at Page 12047 on September 10, 1974.**