



**2015-005520**  
**Klamath County, Oregon**  
05/29/2015 09:36:19 AM  
Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Les A. Garaventa, Jr. and Michalen J. Garaventa,  
Trustees  
of the Les A. Garaventa, Jr. and Michalen J. Garaventa  
Revocable Living Trust, dated August 25th, 1994  
3573 Clayton Rd  
Concord, CA 94519

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

Les A. Garaventa, Jr. and Michalen J. Garaventa,  
Trustees  
of the Les A. Garaventa, Jr. and Michalen J. Garaventa  
Revocable Living Trust, dated August 25th, 1994  
3573 Clayton Rd  
Concord, CA 94519  
File No. 43700AM

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### STATUTORY WARRANTY DEED

**Denis P. Hickey, Jr. who also appears of record as Denis P. Hickey,**

Grantor(s), hereby convey and warrant to

**Les A. Garaventa, Jr. and Michalen J. Garaventa, Trustees  
of the Les A. Garaventa, Jr. and Michalen J. Garaventa  
Revocable Living Trust, dated August 25th, 1994**

,  
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 1 of Land Partition 07-12, being a replat of Parcels 2 and 3 of LP 10-10 situated in the NE1/4, the N1/2  
SE1/4, the NE1/4 SW1/4 and the NW1/4 of Section 31, Township 40 South, Range 12 East of the Willamette  
Meridian, Klamath County, Oregon. Being recorded August 8, 2012 in Volume 2012-008690, Microfilm  
Records of Klamath County, Oregon**

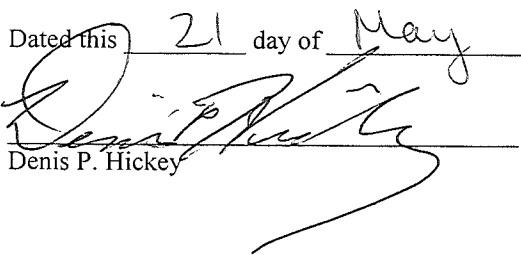
The true and actual consideration for this conveyance is \$120,000.00.

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:

47AMT

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 21 day of May, 2015

  
Denis P. Hickey

State of Oregon } ss  
County of Klamath }

On this 21 day of May, 2015, before me,  
Cherice F. Treasure a Notary Public in and for said state, personally appeared  
Denis P. Hickey, known or identified to me to be the person(s) whose  
name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

  
Notary Public for the State of Oregon  
Residing at: Klamath County  
Commission Expires: 6/17/2016

