

187-2480123-ms



After recording return to:
Marcus P Tousey and Catherine J
Tousey
14427 HWY 66
Klamath Falls, OR 97601

Until a change is requested all tax
statements shall be sent to the
following address:
Marcus P Tousey and Catherine J
Tousey
14427 HWY 66
Klamath Falls, OR 97601

File No.: 7021-2480123 (MS)
Date: July 24, 2015

2015-008467
Klamath County, Oregon
07/29/2015 02:06:07 PM
Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Charles D Bury and Lynn E Bury Trustees of the Charles D Bury and Lynn E Bury Living Trust, Grantor, conveys and warrants to **Marcus P Tousey and Catherine J Tousey, husband and wife**, 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:

Lot 12 in Block 2 of Tract 1121, First Addition to Keno Hillside Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. The **2015-2016** Taxes, a lien not yet payable.
2. 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 **\$184,900.00**. (Here comply with requirements of ORS 93.030)

187
52.00
fee

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 29 day of July, 2015

Charles D Bury and Lynn E Bury Trustees of
the Charles D Bury and Lynn E Bury Living
Trust

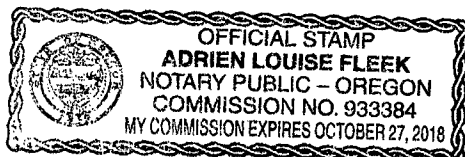
Charles D Bury
Charles D Bury, Trustee

Lynn E Bury
Lynn E Bury, Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 29 day of July, 2015
by Charles D Bury and Lynn E Bury as trustees of Charles D Bury and Lynn E Bury Living Trust, on behalf
of the .

Adrien Fleek



Notary Public for Oregon
My commission expires:

10-27-18