

2015-009166

Klamath County, Oregon



00174650201500091660020026

After Recording Return to:
B. Kevin Burgess
Watkinson Laird Rubenstein, P.C.
101 East Broadway, Suite 200
Eugene, OR 97401

08/18/2015 09:55:23 AM

Fee: \$47.00

Until a change is requested all tax statements
shall be sent to the following address:
Anthony R. Lange and Jenna M. Lange
3438 Stark Street
Eugene, OR 97404

Consideration: \$100,000

WARRANTY DEED - STATUTORY FORM

Charles J. Shaw and Joyce C. Shaw, Grantors, convey and warrant to Anthony R. Lange and Jenna M. Lange, Grantees, the following described real property, free of encumbrances except as specifically set forth herein:

Lot 16 Block 4, Tract No. 1069, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to: Easements, conditions, and restrictions, of record.

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.

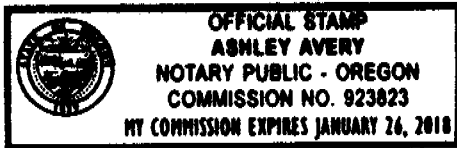
Dated this 7 day of August, 2015.

Charles J. Shaw
Charles J. Shaw

Joyce C. Shaw
Joyce C. Shaw

STATE OF OREGON)
) ss.
County of Jackson)

This instrument was acknowledged before me on August 7, 2015, by Charles J. Shaw and Joyce C. Shaw.



[Signature]
Notary Public – State of Oregon