



2015-011536
Klamath County, Oregon
10/20/2015 01:33:59 PM
Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Owen Dean Oliver and Alice Christina King-Oliver

2822 Kane Street

Klamath Falls, OR 97603

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

Owen Dean Oliver and Alice Christina King-Oliver

2822 Kane Street

Klamath Falls, OR 97603

File No. 72424AM

STATUTORY WARRANTY DEED

Jeffrey L. Sewing and Sandra A. Sewing, as Tenants by the Entirety,

Grantor(s), hereby convey and warrant to

Owen Dean Oliver and Alice Christina King-Oliver, as Tenants by the Entirety,

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:

The North 16 feet of Tract 22, and the South 34 feet of Tract 21, Bailey Tracts, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon. Also, the Northerly 10.00 feet of the Southerly 44.00 feet of Tract 21, Bailey Tracts, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$55,000.00**.

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:

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 19 day of October, 2015.

Jeffrey L. Sewing
Jeffrey L. Sewing

Sandra A. Sewing
Sandra A. Sewing

State of Oregon } ss
County of Klamath }

On this 19 day of October, 2015, before me,
Cherice F. Treasure a Notary Public in and for said state, personally
appeared Jeffrey L. Sewing and Sandra A. Sewing, 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.

Cherice F. Treasure

Notary Public for the State of Oregon

Residing at: Klamath County

Commission Expires: 6/17/2016

