

After recording, mail to:
Melvin D. Ferguson
Attorney at Law
514 Walnut Avenue
Klamath Falls, Oregon 97601

2015-011629
Klamath County, Oregon



Send tax statements to:
Dennis and Nancy Thomas
1804 N. Eldorado
Klamath Falls, Oregon 97601

10/23/2015 08:47:19 AM

Fee: \$47.00

WARRANTY DEED

Dennis W. Thomas and Nancy J. Thomas, as husband and wife, hereby convey and warrant to **Dennis W. Thomas and Nancy J. Thomas, Trustees of the Thomas Family Trust**, Grantee the following described real property in the County of **KLAMATH**, State of Oregon free of encumbrances except as specifically set forth herein:

Lot 9 and that portion of Lot 8 lying Southeasterly of a line drawn twelve feet Northwesterly of and parallel to the Southeasterly line of said Lot 8, all in Block 11, ELDORADO ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.


Commonly known as 1804 N. Eldorado, Klamath Falls, Oregon 97601.


There is no consideration for this transfer, it is done for purposes of estate planning.

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.

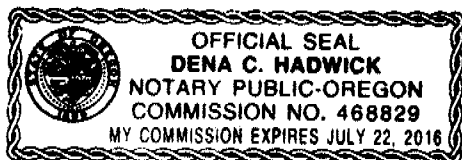
Dated this 15th day of October, 2015.



Dennis W. Thomas


Nancy J. Thomas

STATE OF OREGON)
) ss.
County of *Klamath*)

This instrument was acknowledged before me on October 15, 2015, by Dennis W. Thomas and Nancy J. Thomas.




Notary Public - State of Oregon
My commission expires: 7-22-16