

18 2557323-MS



After recording return to:
Dan K Fast and Debra A Fast
6517 Verda Vista
Klamath Falls, OR 97603

Until a change is requested all tax
statements shall be sent to the
following address:
Dan K Fast and Debra A Fast
6517 Verda Vista
Klamath Falls, OR 97603

File No.: 7021-2557323 (MS)
Date: November 12, 2015

2015-012833

Klamath County, Oregon

11/24/2015 01:26:22 PM

Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

H. Dennis Burgoon, Trustee of the Burgoon Living Trust, dated September 20, 2000 as to an undivided 1/2 interest and Ruth Ann Frazier Trustee of the Ruth Ann Frazier Revocable Trust, dated August 7, 1998, as to an undivided 1/2 interest, as tenants in common, Grantor, conveys and warrants to Dan K Fast and Debra A Fast as tenants by the entirety, 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 103, TRACT 1472 - RIDGEWATER PHASE I, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. 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 **\$25,000.00**. (Here comply with requirements of ORS 93.030)

F.
57.00

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 23 day of Nov, 2015.

H. Dennis Burgoon, Trustee of the Burgoon
Living Trust dated September 20, 2000

H. Dennis Burgoon Trust

H. Dennis Burgoon, Trustee

Ruth Ann Frazier Trustee of the Ruth Ann
Frazier Revocable Trust

Ruth A Frazier TRST

Ruth Ann Frazier, Trustee

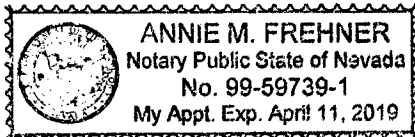
APN: R893136

Statutory Warranty Deed
- continued

File No.: 7021-2557323 (MS)

STATE OF Nevada)
County of Clark)ss.

This instrument was acknowledged before me on this 23rd day of November, 2015
by H. Dennis Burgoon, Trustee of the Burgoon Living Trust dated September 20, 2000, and as of Ruth
Ann Frazier, Trustee of the Ruth Ann Frazier Revocable Trust dated August 7, 1998, on behalf of the
Trust(s).



Annie M. Frehner
Notary Public for Nevada

My commission expires: 4/11/2019