



2015-013389
Klamath County, Oregon
12/11/2015 11:53:47 AM
Fee: \$52.00

Western Title & Escrow

Order Number: **107113-DMS**

Grantor
Daniel Anthony Schneiderhan Kelly Jantzer Schneiderhan 84962 Spencer Hollow Road Eugene, OR 97405
Grantee
Robert J. Farino Tiffany J. Farino 250 Ferrini Road San Luis Obispo, CA 93405
Until a change is requested, all tax statements shall be sent to the following address:
Robert J. Farino Tiffany J. Farino 250 Ferrini Road San Luis Obispo, CA 93405

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Daniel Anthony Schneiderhan and Kelly Jantzer Schneiderhan, as tenants by the entirety,
Grantor(s), convey and warrant to

Robert J. Farino and Tiffany J. Farino, as tenants by the entirety, Grantee(s), the following
described real property free of encumbrances except as specifically set forth herein.

See Attached Exhibit 'A'

Account: **R146960**

Map & Tax Lot: **R-2407-018A0-01500-000**

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$227,000.00**. (Here comply with requirements of ORS 93.030.)

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.


Executed this 9 day of December, 2015


Daniel Anthony Schneiderhan

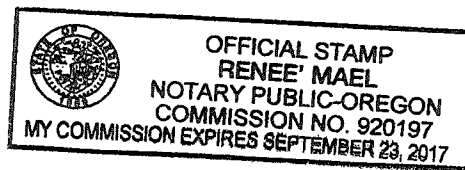

Kelly Jantzer Schneiderhan

State of **Oregon**, County of **Lane**) ss.

This instrument was acknowledged before me on this 9 day of December, 2015 by **Daniel Anthony Schneiderhan** and **Kelly Jantzer Schneiderhan**


Notary Public for the State of Oregon

My commission expires: 9/23/2017



Order No. 107113

LEGAL DESCRIPTION
"EXHIBIT A"

File No.: 68167AM
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EXHIBIT "A"
LEGAL DESCRIPTION

Lot 7, Block 3, BREWERS RANCHOS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.