

187 2557660-MT



After recording return to:
John Ludwig
922 Woodburne Rd
Levittown, PA 19057

Until a change is requested all tax
statements shall be sent to the
following address:
John Ludwig
922 Woodburne Rd
Levittown, PA 19057

File No.: 7021-2557660 (MT)
Date: November 13, 2015

THIS SPACE RESERVED FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Virginia Marcella Arebalo, Trustee of the Virginia M. Arebalo Trust Dated 4/27/1992, Grantor, conveys and warrants to John Ludwig, as to an undivided 50% interest and Michael Chilton, JR as to an undivided 50% interest, as tenants in common , 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:

South half of the North half of the Northwest Quarter of the Northwest Quarter of Section Seven, Township 36 South, Range 13 East, Willamette Meridian, County of Klamath State of Oregon

North half of the North half of Government Lot 1, Section 7, Township 36 South, Range 13 East, Willamette Meridian, County of Klamath, State of 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 **\$6,800.00**. (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 15 day of DECEMBER, 2015.

Virginia Marcella Arebalo, Trustee of the
Virginia M. Arebalo Trust Dated 4/27/1992

Virginia M. Arebalo
Virginia Marcella Arebalo, Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this _____ day of _____, 20____
by as of Virginia Marcella Arebalo, Trustee of the Virginia M. Arebalo Trust Dated 4/27/1992, on behalf of
the .

Notary Public for Oregon
My commission expires:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

ACKNOWLEDGMENT

State of California)
 :SS
County of San Luis Obispo)

On DECEMBER 15, 2015, before me, CAITLIN JUSTINE STOLTENBERG, a notary public for the State of California, personally appeared Virginia Marcella Arebalo who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. Witness by hand and official seal.

Signed *Caitlin Justine Stoltenberg*
Residing at - 7343 EL CAMINO REAL ATASCADERO
My Commission Expires - DECEMBER 27, 2016

