

2016-000600

Klamath County, Oregon



00181201201600006000020021

01/21/2016 01:16:09 PM

Fee: \$47.00

Recording requested by: Donald W Ricard Space above reserved for use by Recorder's Office
 When recorded, mail to: and tax state Document prepared by:
 Name: Donald W. Ricard Name _____
 Address: 4850 SW Larch Dr. Address _____
 City/State/Zip: Beaverton Or. 97005 City/State/Zip _____
 Property Tax Parcel/Account Number: R-3711-027B0-01800-000

Warranty Deed

This Warranty Deed is made on 1-5-2016, between Alexander T Ricard
 Grantor, of 4850 SW Larch Dr, City of
Beaverton, State of Oregon, and
Donald W. Ricard, Grantee, of 4850 SW Larch Dr.
 _____, City of Beaverton, State of Oregon.

For valuable consideration, the Grantor hereby sells, grants, and conveys the following described real estate, in fee simple, to the Grantee to have and hold forever, along with all easements, rights, and buildings belonging to the described property, located at Lot 12, Block 20, Klamath Falls
Forest Estates Hwy 66, City of Bonanza, State of Oregon:
Plot no. 1

The Grantor warrants that it is lawful owner and has full right to convey the property, and that the property is free from all claims, liabilities, or indebtedness, and that the Grantor and its successors will warrant and defend title to the Grantee against the lawful claims of all persons. Taxes for the tax year of 2016 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: 1/5/16

[Signature]

Signature of Grantor

Alexander T. Ricard

Name of Grantor

[Signature]

Signature of Witness #1

Dylan Winter

Printed Name of Witness #1

[Signature]

Signature of Witness #2

James Mitchell

Printed Name of Witness #2

State of OREGON County of WASHINGTON

On JANUARY 5TH, 2016, the Grantor, ALEXANDER RICARD,

personally came before me and, being duly sworn, did state, acknowledge and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

[Signature]

Notary Signature

Notary Public,

In and for the County of WASHINGTON State of OREGON

My commission expires: AUG. 14, 2017 Seal

Send all tax statements to Grantee.

