

MITC 78069AM

2016-000934
Klamath County, Oregon
01/29/2016 11:37:33 AM
Fee: \$42.00

Western Title & Escrow
Order Number: 109977

Grantor
Robert John Priest Sharon Stephanie Priest 6741 Lorene Avenue Inyokern, CA 93527
Grantee
Guye Holmes PO Box 4804 Bend, OR 97707
Until a change is requested, all tax statements shall be sent to the following address:
Guye Holmes PO Box 4804 Bend, OR 97707

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Robert John Priest and Sharon Stephanie Priest, Grantor, conveys and warrants to Guye Holmes, A single man, Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 3, Block 8 of Tract 1060, SUN FOREST ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

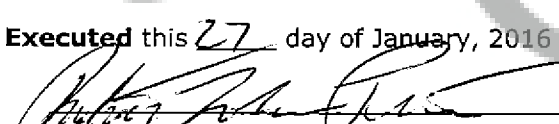
Account: R141509
Map & Tax Lot: 2310-036D0-04300-000

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 \$130,000.00. (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 27 day of January, 2016

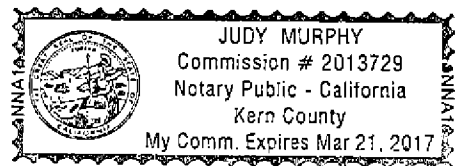

Robert John Priest


Sharon Stephanie Priest

State of California, County of Kern, ss.

This instrument was acknowledged before me on this 27 day of January, 2016 by Robert John Priest and Sharon Stephanie Priest


Notary Public for the State of California
My commission expires: Mar 21, 2017



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