

**2016-002754**

**Klamath County, Oregon**

**03/15/2016 10:11:49 AM**

**Fee: \$52.00**

*After Recording Return To #85865 AM AmeriTitle*

**RECORDING REQUESTED BY:**

Fidelity National Title Company of Oregon

**GRANTOR:**

RSB Holdings, LLC as to an undivided 2/3  
interest and Norma Jean Adams as Trustee of  
Adams Living Trust dated April 15, 1999 as to an  
undivided 1/3 interest  
1065 Backlund Place  
Eugene, OR 97401

**GRANTEE:**

Adam Williams and Amy Williams, as tenants by  
the entirety  
2203 NW High Lakes Loop  
Bend, OR 97703

**SEND TAX STATEMENTS TO:**

Adam Williams and Amy Williams  
**2203 NW High Lakes Loop**  
**Bend, OR 97703**

**AFTER RECORDING RETURN TO:**

Adam Williams and Amy Williams  
2203 NW High Lakes Loop  
Bend, OR 97703

Escrow No: 4616037801-FTEUG01

R-2407-007B0-08200-000

R145934

142374 Heather Lane

Crescent Lake, OR 97733

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## **STATUTORY WARRANTY DEED**

**RSB Holdings, LLC as to an undivided 2/3 interest and Norma Jean Adams as Trustee of Adams Living Trust dated April 15, 1999 as to an undivided 1/3 interest, Grantor, conveys and warrants to**

**Adam Williams and Amy Williams, as tenants by the entirety, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:**

**THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$257,000.00 paid to a qualified intermediary pursuant to a 1031 tax deferred exchange. (See ORS 93.030)**

**Subject to and excepting:**

Current taxes, assessments, reservations in patents, and all agreements, easements, right-of-way, encumbrances, liens, setback lines, reservations, powers of special districts, covenants, conditions and restrictions as may appear of record.

**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**

4616037801-FTEUG01  
Deed (Warranty-Statutory)

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: 3-14-16

Emerald Exchange Co.

N/A

By: John R. Adkisson, President

READ AND APPROVED:  
RSB Holdings, LLC

BY: Robert M. Schumacher  
Robert M. Schumacher  
Member

ATTEST:

Sherry R. Schumacher  
Sherry R. Schumacher  
Member

READ AND APPROVED:  
Adams Living Trust dated April 15, 1999

BY: Norma Jean Adams  
Norma Jean Adams  
Sole Trustee

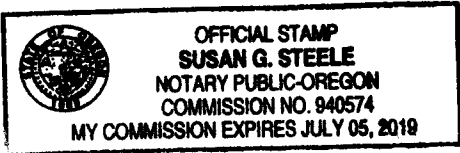
State of OREGON

COUNTY of Lane

This instrument was acknowledged before me on MARCH 14, 2016, by ROBERT M. SCHUMACHER AND SHERRY R. SCHUMACHER AS MEMBERS OF RSB HOLDINGS, LLC AND NORMA JEAN ADAMS AS TRUSTEE OF THE ADAMS LIVING TRUST.

Susan G. Steele  
Notary Public - State of Oregon

My commission expires: 7-5-19



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Lot 16 in Block 6 of CRES-DEL ACRES, SECOND ADDITION, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.