

AmeriTitle
MTC 88044AM

GRANTOR'S NAME:

William Badua, Trustee of the WILLIAM BADUA TRUST UTA
11/14/1997

2016-003015

Klamath County, Oregon

03/22/2016 01:33:46 PM

Fee: \$52.00

GRANTEE'S NAME:

Janette Kealoha Badua Dela Concepcion

AFTER RECORDING RETURN TO:

Janette Kealoha Badua Dela Concepcion

312 Kelley Mist Court
Tracy, CA 95377

SEND TAX STATEMENTS TO:

Same as above

Lot 20 in Block 25 of Tract 1113, Oregon Shores, Unit 2, OR

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

William Badua, Trustee of the WILLIAM BADUA TRUST UTA 11/14/1997, Grantor, conveys and warrants to Janette Kealoha Badua Dela Concepcion, 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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS NO DOLLARS AND NO/100 DOLLARS (\$0.00). (See 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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 3-9-16

William Badua, Trustee of the WILLIAM BADUA TRUST UTA 11/14/1997

BY: h. Badua

H.R.S 502-41(6)

County of Kauai

SS.

before me personally appeared William Badua ~~(s)~~ (and

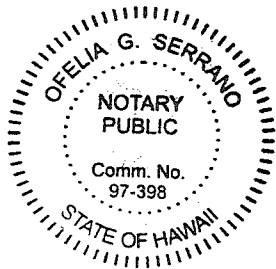
Name of Signer 1

_____, (i) to me personally known or proved
Name of Signer 2 (if any)

to me on the basis of satisfactory evidence to be the person(s) ~~whose name(s)~~
~~is/~~are subscribed to this instrument, who, being by me duly sworn or affirmed, did say
 that such person(s) ~~executed the foregoing instrument identified or described as~~
Statutory Warranty Deed as the free act and deed of such person(s).
Type of Document

and if applicable, in the capacity shown having been duly authorized to execute such instrument in such capacity. The foregoing instrument is dated 3/9/2014 and
Date of Document

contained 2 pages at the time of this acknowledgment/certification.
No. of Pages



Place Notary Seal or Stamp Above

Ofelia G Serrano

Printed Name of Notary Public

Notary Public — STATE OF HAWAII

My commission expires: August 07, 2017

Signature of Notary Public

**EXHIBIT
LEGAL DESCRIPTION**

Lot 20, Block 25, Tract No. 1113, OREGON SHORES UNIT 2, in the County of Klamath, State of Oregon.