



2016-006105
Klamath County, Oregon
06/10/2016 09:59:19 AM
Fee: \$57.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Joanne K. Isaac and James E. Isaac

11122 Newlun Dr.

Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:

Joanne K. Isaac and James E. Isaac

11122 Newlun Dr.

Klamath Falls, OR 97603

File No. 109365AM

STATUTORY WARRANTY DEED

Vernon G. Newlun, William K. Newlun and Luella Mae Dunham, as Tenants in Common,

Grantor(s), hereby convey and warrant to

Joanne K. Isaac and James E. Isaac, as Tenants by the Entirety,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

A parcel of land in SE1/4 of the NW1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon being more particularly described as follows:

Beginning at a 1/2 inch iron pin which is North 0°06' East 30.00 feet and South 88°58' East 327.2 feet from the Southwest corner of the SE1/4 NW1/4 of Section 9 (true point of beginning); thence South 88°58' East 297.20 feet to a 1/2 inch iron pin; thence North 0°06' East 201.50 feet to a 1/2 inch iron pin; thence South 89°03' West 297.2 feet to a 1/2" iron pin; thence South 0°06' West 201.07 feet to the point of beginning.

The true and actual consideration for this conveyance is **\$40,000.00**.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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 7 day of June, 2016

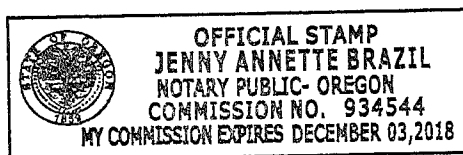
Vernon G. Newlun
Vernon G. Newlun

State of Oregon } ss
County of Klamath

On this 7 day of June, 2016, before me, Jenny Annette Brazil, a Notary Public in and for said state, personally appeared Vernon G. Newlun, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

J Brazil
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 12/3/2018



Page 3 Statutory Warranty Deed

Escrow No. 109365AM

Dated this 8th day of June, 2016

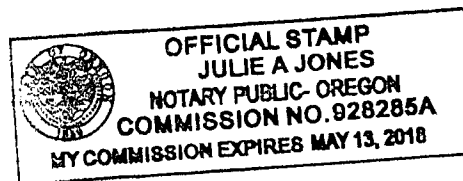
Luella Mae Dunham
Luella Mae Dunham

State of Oregon } ss
County of Jefferson }

On this 8th day of June, 2016, before me, Julie A. Jones, a Notary Public in and for said state, personally appeared Luella Mae Dunham, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Julie A. Jones
Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires: 3/13/18



Escrow No. 109365AM

Dated this 8th day of June, '16.

(X)

William K. Newlun
William K. Newlun

State of NEVADA ss

County of CLARK }

On this 8 day of June, 2016, before me, MICHAEL ABERMAN, a Notary Public in and for said state, personally appeared William K. Newlun, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Michael B. Aberman

Notary Public for the State of NEVADA

Residing at: LAS VEGAS

Commission Expires: OCT-11, 2016



MICHAEL B. ABERMAN
Notary Public
State of Nevada
Appt. No. 12-9024-1
My Appt. Expires Oct. 11, 2016