

2016-008163

Klamath County, Oregon

BE

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED



00190330201600081630010010

08/02/2016 09:33:39 AM

Fee: \$42.00

Beverly Edith Weaver
3737 Bisbee Street
Klamath Falls Oregon 97603
Grantor's Name and Address

After recording, return to (Name, Address, Zip):

STEVEN DALE WEAVER
3737 Bisbee Street
Klamath Falls Oregon 97603
Grantee's Name and Address

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Beverly Edith Weaver
3737 Bisbee Street
Klamath Falls Oregon 97603

SPACE RESERVED
FOR
RECORDER'S USE

received for recording on _____,
at _____ o'clock _____ M., and recorded in
book/reel/volume No. _____ on page _____
and/or as fee/file/instrument/microfilm/reception
No. _____, Records of this County.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____, Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Beverly Edith Weaver

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by
STEVEN DALE WEAVER AND RICKY LEE WEAVER
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in _____ County, State of Oregon, described as follows, to-wit:

* with rights of survivorship
Lot number (9) nine Block number eight (8) addamont
acres, according to the duly recorded plat thereof
on file in the office of the Co. Clerk of Klamath County Oregon.
The right to enter upon and construct irrigation ditches
and divert irrigation water along the property line of the
above described property is hereby reserved.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): _____

_____, and that
grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all
persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 11.00. However, the
actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate
which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do
so by order of its board of directors.

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, AND SECTIONS 2 TO 9 AND 17,
CHAPTER 855, OREGON LAWS 2009. 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, ORE-
GON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

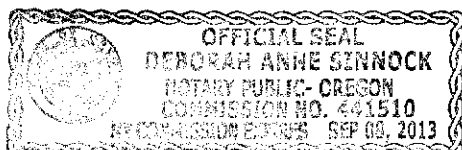
STATE OF OREGON, County of Klamath ss.This instrument was acknowledged before me on 7-12-11by Beverly Edith Weaver

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Deborah Anne Sinnock
Notary Public for Oregon
My commission expires 9-9-13