



THIS SPACE RES

2016-009401
Klamath County, Oregon
09/02/2016 11:54:00 AM
Fee: \$47.00

After recording return to:

Christopher Weston and Lisa Weston

163 Union Ave

East Patchogue, NY 11772

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

Christopher Weston and Lisa Weston

163 Union Ave

East Patchogue, NY 11772

File No. 122357AM

STATUTORY WARRANTY DEED

Ronald Wayne Neet Jr.,

Grantor(s), hereby convey and warrant to

Christopher Weston and Lisa Weston, 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 situated in the W1/2 W1/2 of the NW1/4 of Section 28,
Township 31 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly
described as follows:**

**Beginning at a 5/8" iron pin marking the NE corner of the W1/2 W1/2 NW1/4 of said Section 28, thence from
said point of beginning South 00
degrees 02' 47" West along the East line of the said W1/2 W1/2 NW1/4
1328.06 feet to a 5/8" iron pin, thence South 89 degrees 50' 37" West 328.88 feet to a 5/8" iron pin, thence
North 1328.06 feet to a 5/8" iron in on the North line of the NW1/4, thence North 89 degrees 50' 37" East
along the North line of the said NW1/4 329.95 feet to the point of
beginning.**

The true and actual consideration for this conveyance is **\$38,000.00**.

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:

2016-2017 Real Property Taxes, a lien not yet due and payable

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 23rd day of August, 2016

Ronald Wayne Neet Jr.
Ronald Wayne Neet Jr.

State of Oregon } ss
County of Lane }

On this 23rd day of August, 2016, before me, Lee M. Caldwell a Notary Public in and for said state, personally appeared Ronald W. Neet, Jr., 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.

Lee M. Caldwell
Notary Public for the State of Oregon
Residing at: Lane County, OR
Commission Expires: 04-18-2017

