

**AmeriTitle**  
MTC 1396-11751

After Recording Return to:

**TERRY BENNETT and VANESSA RUTH BENNETT**  
630 N 5th  
Klamath Falls OR 97601

**2016-009532**  
**Klamath County, Oregon**  
09/08/2016 09:51:00 AM  
Fee: \$47.00

Until a change is requested all tax statements  
Shall be sent to the address shown above.

**WARRANTY DEED**  
(INDIVIDUAL)

**CLOYCE E. BARNES and SUE B. BARNES, TRUSTEES UNDER THE BARNES LOVING TRUST DATED NOVEMBER 29, 1990, herein called Grantor, convey(s) to TERRY BENNETT and VANESSA RUTH BENNETT, not as tenants in common, but with rights of survivorship, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:**

~~AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.~~  
**See Exhibit A attached hereto and made a part hereof.**

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$45,000.00.**  
(here comply with the requirements of ORS 93.930)

**THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**

Dated June 5, 2003.

**THE BARNES LOVING TRUST DATED NOVEMBER 29, 1990**

BY: Cloyce E. Barnes  
**CLOYCE E. BARNES, TRUSTEE**

BY: Sue B. Barnes Tr.  
**SUE B. BARNES, TRUSTEE**

STATE OF OREGON, County of Klamath) ss.

On June \_\_\_\_\_, 2003, personally appeared the above named **CLOYCE E. BARNES and SUE B. BARNES, as Trustess of The Barnes Loving Trust Dated November 29, 1990.**

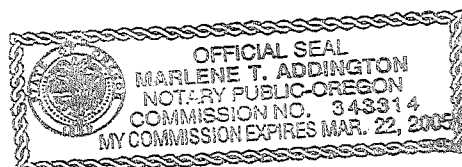
This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00057081

Before me: Marlene T. Addington  
Notary Public for Oregon  
My commission expires: **March 22, 2005**

Official Seal



**Exhibit A**

**That part of Lot 4, Block 44, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, described as follows:**

**Beginning at the Southwesterly corner of Lot 4 in said Block 44; thence Southeasterly along the Southerly line of Lot 4, which line is also the Northerly line of 9th Street, a distance of 48.7 feet to the point of beginning; thence Northeasterly parallel to the Westerly line of Lot 4 a distance of 60 feet; thence Southeasterly parallel with the Southerly line of Lot 4 to the Westerly line of High Street; thence Southwesterly along the Westerly line of High Street, said line also being the Easterly boundary line of Lot 4, to the Southeasterly corner of Lot 4; thence Westerly along the South line of Lot 4 and the North line of 9th Street, 71.3 feet, more or less, to the place of beginning.**