



2016-010611

Klamath County, Oregon

10/05/2016 02:52:00 PM

Fee: \$47.00

THIS SPACE RES

After recording return to:

Donald L. Cree and Carol A. Cree

39770 Rock Creek Rd.

Gates, OR 97346-9619

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

Donald L. Cree and Carol A. Cree

39770 Rock Creek Rd.

Gates, OR 97346-9619

File No. 131419AM

STATUTORY WARRANTY DEED

Robert Allan Rarden as Successor Trustee of the Rarden Loving Trust dated March 25, 1991,

Grantor(s), hereby convey and warrant to

Donald L. Cree and Carol A. Cree, 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:

Lot 15, Block 18, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$75,000.00.**

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.

Page 2 Statutory Warranty Deed
Escrow No. 131419AM

Dated this 30th day of September, 2016

The Rarden Loving Trust dated March 25, 1991

By: Robert Allan Rarden, Successor Trustee
Robert Allan Rarden, Successor Trustee

State of Florida } ss
County of Hernando }

On this 30th day of September, 2016, before me, Karen Counts a Notary Public in and for said state, personally appeared Robert Allan Rarden as Successor Trustee of the Rarden Loving Trust dated March 25, 1991, 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.

Karen Counts

Notary Public for the State of Florida
Residing at: 9 Cactus St. Homosassa, FL 34446
Commission Expires: 4-25-2020

