

2016-013423
Klamath County, Oregon
12/16/2016 02:12:01 PM
Fee: \$47.00



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Darren W. Springman
8332 Prairie Dog Drive
Bonanza, OR 97623

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

Darren W. Springman
8332 Prairie Dog Drive
Bonanza, OR 97623

File No. 125353AM

STATUTORY WARRANTY DEED

Allen R. Springman,

Grantor(s), hereby convey and warrant to

Darren W. Springman ,

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:

**Parcel 2 of Land Partition 45-02, being Lot 20 Block 32 of Klamath Falls Forest Estates Highway 66 Unit
Plat No. 2, situated in the W1/2 SE1/4 and the SE1/4 SW1/4 of Section 4, Township 38 South, Range 11 East
of the Willamette Meridian, Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$140,000.00.

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:

Page 2 Statutory Warranty Deed
Escrow No. 125353AM

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.

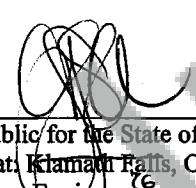
Dated this 13 day of Dec, 2016


Allen R. Springman

State of Florida } ss
County of Indian River }

On this 13 day of December, 2016, before me,  Y. GRAYSON a Notary Public in and for said state, personally appeared Allen R. Springman, 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.


Notary Public for the State of Florida
Residing at Klamath Falls, OR S. W. Co
Commission Expires: 11-11-2017

