



THIS SPACE RES

**2016-013813**  
Klamath County, Oregon  
12/28/2016 01:50:01 PM  
Fee: \$47.00

After recording return to:

Bradley E Neukirch and Sarah R Neukirch

21460 E Hwy 140

Dairy, OR 97625

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

Bradley E Neukirch and Sarah R Neukirch

21460 E Hwy 140

Dairy, OR 97625

File No. 135490AM

### STATUTORY WARRANTY DEED

**Jerry L. Jones and Elizabeth M. Jones, as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

**Bradley E Neukirch and Sarah R Neukirch, 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 tract of land situated in Section 33, Township 38 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon being more particularly described as follows:**

**Beginning at a point on the one-sixteenth section line from which the Southwest corner of the SE 1/4 SE 1/4 of said Section 33 bears South 00° 13' 15" West, 1322.60 feet; thence North 00° 13' 15" East on said one-sixteenth line, 1636.98 feet to a point on the South right of way line of the Klamath Falls-Lakeview Highway, thence Easterly on said right of way line, along the arc of a curve to the left (Radius = 1482.40) 547.63 feet; thence, leaving said right of way line, South 1607.06 feet; thence, West 550.00 to the point of beginning.**

**EXCEPTING THEREFROM all that portion of real property situated in Section 33, Township 38 South, Range 11 1/2 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:**

**Commencing at a point on the one-sixteenth section line from which the Southwest corner of the SE 1/4 of the SE 1/4 of said Section 33, bears South 00° 13' 15" West, 1,322.60 feet; thence North 00° 13' 15" East, 1,236.98 feet to the true point of beginning; thence North 00° 13' 15" East, 210.00 feet; thence East 207.50 feet; thence South 00° 13' 15" West 210.00 feet; thence West 207.50 feet to the true point of beginning.**

The true and actual consideration for this conveyance is **\$246,000.00.**

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:

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 22<sup>nd</sup> day of December, 2016

Jerry L. Jones  
Jerry L Jones

Elizabeth M Jones  
Elizabeth M Jones

State of Oregon } ss  
County of Klamath }

On this 22<sup>nd</sup> day of December, 2016, before me, Twila Pellegrino a Notary Public in and for said state, personally appeared Jerry L. Jones and Elizabeth M. Jones, 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.

Twila Jean Pellegrino  
Notary Public for the State of Oregon  
Residing at: Klamath Falls, Oregon  
Commission Expires: 12-3-2018

