


Western Title & Escrow
Order Number: **128844-TLB**


MTC 143630AM

2017-000397
Klamath County, Oregon
01/17/2017 10:39:09 AM
Fee: \$47.00

Grantor
Suzanne E. Rhoades PO Box 2104 La Pine, OR 97739
Grantee
Lori Barker 2600 NE Forum Drive, Apt. # 104 Bend, OR 97701
Until a change is requested, all tax statements shall be sent to the following address:
Lori Barker 2600 NE Forum Drive, Apt. # 104 Bend, OR 97701

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Suzanne E. Rhoades, who acquired title as Suzanne E. Clarke, Grantor, conveys and warrants to **Lori Barker,** Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Lot 14 Block 1, NEW PINE ACRES, according to the official plat thereof on file in the office if the County Clerk of Klamath County, Oregon.

Account:
Map & Tax Lot: **2310016A001500**

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$45,000.00.** (Here comply with requirements of ORS 93.030.)

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.

Executed this 12th day of January, 2017

Suzanne E. Rhoades
Suzanne E. Rhoades, who acquired title as
Suzanne E. Clarke

State of **Oregon**, County of **Deschutes**) ss.

This instrument was acknowledged before me on this 12th day of January, 2017 by **Suzanne E. Rhoades, who acquired title as Suzanne E. Clarke.**

Terril L. Brittingham
Notary Public for the State of Oregon

My commission expires: January 28, 2017

