

Ross/K Falls

2017-000545

Klamath County, Oregon



00197883201700005450020028

01/19/2017 01:38:06 PM

Fee: \$47.00

GRANTOR NAME AND ADDRESS

Ross Zie
PO Box 5514
Lake Havasu City, AZ 89404

GRANTEE NAME AND ADDRESS

Ross Zie and Edna Jean Afenir, Trustees
JARZ Living Trust uad
PO Box 5514
Lake Havasu City, AZ 89404

AFTER RECORDING RETURN TO
GRANTEE

SEND TAX STATEMENTS TO
GRANTEE

Neal Buckner
Returned at Counter

WARRANTY DEED - STATUTORY FORM

ROSS ZIE, Grantor conveys and warrants to **ROSS ZIE and EDNA JEAN AFENIR, Trustees of the JARZ LIVING TRUST uad 4-13-15, Grantees** one-half undivided interest in that certain real property civilly described as 2903 Summers Lane, Klamath Falls, Oregon legally described as follows, to-wit:

A parcel of land situated in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at point 600 feet North of the Southwest corner of Section 2, Township 39 South, Range 9 East of the Willamette Meridian; thence running East 238; thence North 100 feet; thence West 238 feet; thence South 100 feet to the place of beginning, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being for estate planning purposes.

"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 AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS, 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS, 2010."

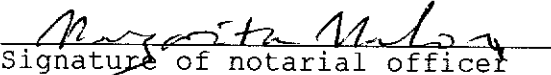
DATED this 13 day of ^{APRIL} ~~January~~, 2015.


ROSS ZIE

STATE OF ARIZONA,)
County of MOHAVE) ss.

This record was acknowledged before me on 4/13/15 by
(date)

ROSS ZIE
(name)


Signature of notarial officer

Title of office: NOTARY PUBLIC
My commission expires: 6/19/15

