



THIS SPACE RESERVED

**2017-003503**  
**Klamath County, Oregon**  
**04/04/2017 09:33:00 AM**  
**Fee: \$47.00**

After recording return to:

William Derrek Ellena and Rilee Ellena

1133 Maple St

Klamath Falls, OR 97601

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

William Derrek Ellena and Rilee Ellena

1133 Maple St

Klamath Falls, OR 97601

File No. 161288AM

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### STATUTORY WARRANTY DEED

**Jeffrey P. Thompson and Joni L. Thompson,**  
**Trustees, or the Successor Trustee of the Jeffrey and Joni Thompson Trust UTA dated February 12, 2016,**

Grantor(s), hereby convey and warrant to

**William Derrek Ellena and Rilee Ellena, 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 994 of Running Y Resort, Phase 12, Tract 1423, 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 **\$20,000.00**.

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 30 day of MARCH, 2017

Jeffrey P. Thompson and Joni L. Thompson,  
Trustees, ~~on the~~ Successor Trustees of the Jeffrey and Joni Thompson Trust UTA dated February 12, 2016

By:

Jeffrey P. Thompson  
Jeffrey P. Thompson, Trustee

By:

Joni L. Thompson  
Joni L. Thompson, Trustee

State of Oregon } ss  
County of Klamath }

On this 30 day of March, 2017, before me, Lee Ann Günselman a Notary Public in and for said state, personally appeared Jeffrey P. Thompson and Joni L. Thompson, Trustees, Or the Successor Trustee of the Jeffrey and Joni Thompson Trust UTA, 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.

Lee Ann Günselman  
Notary Public for the State of Oregon

Residing at: Bend OR

Commission Expires: August 23, 2020

