



THIS SPACE RESERVED

2017-004133
Klamath County, Oregon
04/20/2017 01:30:00 PM
Fee: \$47.00

After recording return to:

Samuel K.G. Lee and Nori W. Lee, Trustees of the Sam
and Nori Lee Revocable Trust, dated January 26, 2005

60 Denise Dr

Hillsborough, CA 94010

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

Samuel K.G. Lee and Nori W. Lee, Trustees of the Sam
and Nori Lee Revocable Trust, dated January 26, 2005

60 Denise Dr

Hillsborough, CA 94010

File No. 164416AM

STATUTORY WARRANTY DEED

Donald Kross Hart and Diane Marie Hart,

Grantor(s), hereby convey and warrant to

Samuel K.G. Lee and Nori W. Lee, Trustees of the Sam and Nori Lee Revocable Trust, dated January 26, 2005,

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 1 in Block 23, Klamath Falls Forest Estates-Highway 66 Unit-Plat No. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is **\$9,500.00.**

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 19th day of April, 2017.

Donald K Hart

Donald Kross Hart

Diane Marie Hart

Diane Marie Hart

State of WASHINGTON } ss
County of OKANOGA }

On this 19th day of April, 2017, before me, Bonnie J House a Notary Public in and for said state, personally appeared Donald Kross Hart and Diane Marie Hart, 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.

Bonnie J House
Notary Public for the State of WASHINGTON
Residing at: BREWSTER
Commission Expires: 2-24-18

Bonnie J House
Notary Public
State of Washington
My Comm. Exp. 2/24/18