

Returned at Counter

2017-004745  
Klamath County, Oregon



AFTER RECORDING, RETURN TO:  
Andrew Aasen & Micheal Fifer  
2719 Cherry Hill Ct NW, Salem, Oregon 97304.

SEND TAX STATEMENTS TO:  
Andrew Aasen & Micheal Fifer  
2719 Cherry Hill Ct NW, Salem, Oregon 97304.

05/05/2017 12:32:10 PM

Fee: \$42.00

**STATUTORY WARRANTY DEED**

Sherman Jeffrey L & Collene R with an address of 1506 Bonneville LN, La Grande, Oregon 97850 ("Grantor"s), conveys and warrants to Aasen Andrew J & Fifer Micheal A, whose address is 2719 Cherry Hill Ct Nw, Salem Oregon 97304, ("Grantee"s), the following described real property (the "property") free of encumbrances, except as specifically set forth herein: NO ENCUMBRANCES

Land in Klamath County, Oregon, described more particularly as follows:

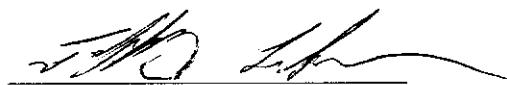

**LOT:11 BLK:25 SEC/TWN/RNG/MER:SEC 12 TWN 31 RNG 07 MT SCOTT MEADOWS, BLOCK 25, LOT 11**

**PARCEL # R-3107-012D0-07300-000**

The true consideration for this conveyance is **\$6000.00**.  
This property is free of liens and encumbrances, EXCEPT:  
***NO EXCEPTIONS- there are no liens or encumbrances.***

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

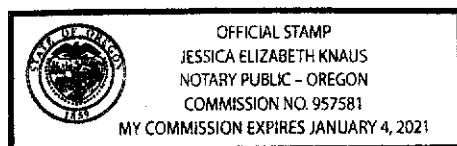
DATED this 4 day of 28, 2017.  
28<sup>th</sup> April

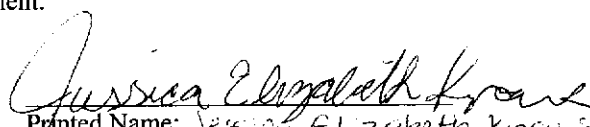
  


STATE OF OREGON  
COUNTY OF Umatilla

SS.

The foregoing instrument was acknowledged before me on this 28<sup>th</sup> day of April, 2017, by Jeffrey Sherman & Collene Sherman, who acknowledged such instrument to be their free and voluntary act and deed, and on oath stated that they were duly authorized to execute such instrument.



  
Printed Name: Jessica Elizabeth Knaus  
Notary Public in and for the State of Oregon