2017-006719 Klamath County, Oregon

THIS SPAC 00205475201700067190020028 Fee: \$47.00 06/20/2017 11:24:45 AM After recording return to: Blake Welch or Tauri Hysell 26938 Kootenai Street Chiloquin, OR 97624 Until a change is requested All tax statements will be Sent to the following address: Blake Welch or Tauri Hysell 26938 Kootenai Street Chiloquin, OR 97624 STATUTORY WARRANTY DEED David Robert Thompson and Elizabeth Jane Thompson, as husband and wife, and Keith Michael Thompson, not as tenants in common, but with full rights of survivorship, Grantor, conveys and warrants to Blake Welch and Tauri Hysell, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein: LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows: Lot 9 in Block 26 of the Third Addition to Nimrod River Park, according to the official plat therof on file in the office of the County Clerk of Klamath County, Oregon. This property is free from liens and encumbrances, EXCEPT: Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey. THIS INSTUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSRUMENT 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS. 30.930 The true consideration for this conveyance is \$10,000.00 (here comply with requirements of ORS 93.030) Personally appeared State of California County of Los Angeles before me, Who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. See attached notarial certificate

1.

WITNESS my hand and official seal.

Signature of notary public

Signature

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California County of Lüs Angeles
on June 16th, 2017 before me, Bianca De La Rosa, Notary Public
(insert name and title of the officer)
personally appeared <u>David Robert Thompson</u> , Elitable Jane Thompson and Kern Michael Thompson who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
Licertify under PENALTY OF PERJURY under the laws of the State of California that the foregoing

WITNESS my hand and official seal.

paragraph is true and correct.

Signature Un Cl L M

(Seal)

BIANCA DE LA ROSA
Notary Public - California
Los Angeles County
Commission # 2173620
My Comm. Expires Nov 25, 2020