BS NO PART OF ANY STEVENS-NESS FORM MAY BE RI

2017-007143
Klamath County, Oregon

0020599320170007143010016

06/29/2017 12:49:05 PM Fee: $42.00

SPACE RESERVED
FOR
RECORDER'S USE

Gretchen Kay Young
3934 La Marada Way
Klamath Falls OR 97603
Grantor's Name and Address

Gretchen K Young Ronald J Young
3934 La Marada Way
Klamath Falls OR 97603
Grantee's Name and Address

After recording, return to (Name and Address):
Same as above

Until requested otherwise, send all tax statements to (Name and Address):
Same as above

Returned at Counter

WARRANTY DEED – TENANTS BY ENTIRETY

Gretchen K. Young who aquired title as Gretchen K White

("grantor"), for the consideration stated below, paid to grantor by Gretchen K Young and Ronald J Young as tenents by entirety ,
spouses married to each other, ("grantees"), does hereby grant, bargain, sell and convey to grantees, as tenants by the entirety, the heirs of the survivor and their assigns, all of that certain real property, with all rights and interests belonging or relating thereto, situated in Klamath County, State of Oregon, described as follows (legal description of property; if space insufficient, continue description on reverse or on separate sheet):

Lot 13 in block 12 eighth addition to Sunset Village, according to the official plat thereof on file in the office of the County Clerk of Klamath County, OK.

To Have and to Hold the same to grantees, as tenants by the entirety, and the survivor's heirs, successors and assigns forever.
And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): _____

_____, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the encumbrances described above.

The true and actual consideration paid by grantees to grantor for this transfer is (check one or both; see ORS 93.030):
☒ $ 1.00 ;
☐ other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration.

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this instrument shall apply equally to businesses, other entities and to individuals.
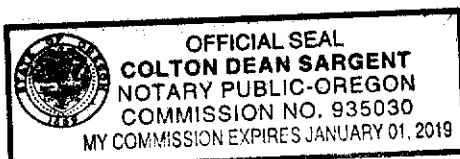
Grantor has executed this instrument on 6-29-17 ; any signature on behalf of a business or other entity is made with the authority of that entity.

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 DETER-MINE 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.

STATE OF OREGON, County of Klamath) ss.
This record was acknowledged before me on June 29, 2017 ,
by Gretchen K. Young
This record was acknowledged before me on _____ ,
by _____
as _____
of _____

OFFICIAL SEAL
COLTON DEAN SARGENT
NOTARY PUBLIC-OREGON
COMMISSION NO. 935030
MY COMMISSION EXPIRES JANUARY 01, 2019

Notary Public for Oregon
My commission expires January 01, 2019