



THIS SPACE RESERVED FOR

2017-007652
Klamath County, Oregon
07/10/2017 10:52:00 AM
Fee: \$47.00

After recording return to:

James Kindle

8570 Marye Ave.

Orangevale, CA 95662

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

James Kindle

8570 Marye Ave.

Orangevale, CA 95662

File No. 179712AM

STATUTORY WARRANTY DEED

Linda M. Burkett, Trustee, or her successors in interest, of the Linda Burkett Trust dated December 8, 2016,
Grantor(s), hereby convey and warrant to

James Kindle,

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:

The following described property in Section 11, Township 35 South, Range 9 of the Willamette Meridian, Klamath County, Oregon.

That portion of N1/2 N1/2 NE1/4 SW1/4 lying Southerly of the Sprague River Highway and Easterly of the center thread of the Sprague River, and that portion of the E1/2 NW1/4 SW1/4 lying Northerly of the center thread of the Sprague River and Easterly of the County Road in Section 11, Township 35 South, Range 9 East of the Willamette Meridian, 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:

2017-2018 Real Property Taxes, a lien not yet due and payable.

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 5th day of July, 2017

The Linda Burkett Trust

By: Linda M. Burkett
Linda M. Burkett, Trustee

State of Arizona } ss
County of Pima }

On this 5th day of July, 2017, before me, Myles E. Levine a Notary Public in and for said state, personally appeared Linda M. Burkett, Trustee of The Linda Burkett Trust, 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.

[Signature]
Notary Public for the State of ARIZONA
Residing at: Tucson, AZ
Commission Expires: 9-30-2019

