



THIS SPACE RESERVED FOR

**2017-009625**  
**Klamath County, Oregon**  
**08/25/2017 11:54:00 AM**  
**Fee: \$47.00**

After recording return to:

J.R. Peterson and Judith Peterson as Settlers and Co-  
Trustees of the J.R. Peterson and Judith Peterson 2008  
Family Trust  
1171 Polk St  
Salinas, CA 93905

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

J.R. Peterson and Judith Peterson as Settlers and Co-  
Trustees of the J.R. Peterson and Judith Peterson 2008  
Family Trust  
1171 Polk St  
Salinas, CA 93905  
File No. 180836AM

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### STATUTORY WARRANTY DEED

**MICHAEL J. ZUMBRUN and LORI L. ZUMBRUN, as tenants by the entirety,**

Grantor(s), hereby convey and warrant to

**J.R. Peterson and Judith Peterson as Settlers and Co-Trustees of the J.R. Peterson and Judith Peterson 2008  
Family Trust,**

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:

**A parcel of land situated in the SE1/4 of the SW1/4 of Section 20, Township 39 South, Range 9 East of the  
Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as  
follows:**

**Beginning at a 5/8" iron rod on the South line of said Section 20, said point being South 89°40'08" west  
along said South line a distance of 686.13 feet from the 1/4 corner common to Section 20 and 29, thence  
continuing South 89°40'08" West a distance of 631.84 feet to a 5/8" iron rod at the West 1/16 corner  
common to Sections 20 and 29, thence North 00°10'04" East along the West line of the SE1/4 of the SW1/4 of  
Section 20, a distance of 1380.10 feet to the SW1/16 corner of Section 20, thence North 89°52'56" East along  
the North line of the SE14 of the SW1/4 of Section 20, a distance of 631.82 feet to a 5/8" iron rod, thence  
South 00°10'04" West a distance of 1377.75 feet to the point of beginning.**

**Excepting Therefrom that portion lying within the Miller Island Road Right of Way**

The true and actual consideration for this conveyance is \$320,000.00.

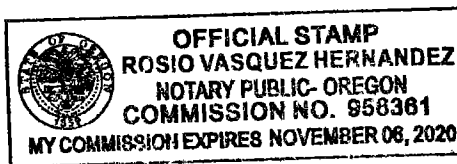
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and  
those shown below, if any:

**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 25 day of August, 2017.

Michael J. Zumbrun  
Michael J. Zumbrun  
Lori L. Zumbrun  
Lori L. Zumbrun



State of Oregon } ss  
County of Klamath }

On this 25 day of August, 2017, before me, Rosio V. Hernandez a Notary Public in and for said state, personally appeared Michael J. Zumbrun and Lori J. Zumbrun, 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.

Rosio V. Hernandez  
Notary Public for the State of Oregon  
Residing at: Klamath Falls OR  
Commission Expires: Nov 06, 2020