



THIS SPACE RESERVED FOR R

2017-012187
Klamath County, Oregon
10/24/2017 11:09:09 AM
Fee: \$52.00

After recording return to:

Jared L. Kenney and Shanna D. Kenney

5019 Falcon Drive

Klamath Falls, OR 97601

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

Jared L. Kenney and Shanna D. Kenney

5019 Falcon Drive

Klamath Falls, OR 97601

File No. 186987AM

STATUTORY WARRANTY DEED

Julie Anne Baron, as Trustees of the Baron Family Trust, created u/d/t dated August 5, 2015, and Karin L. Rossi, as Tenants in Common,

Grantor(s), hereby convey and warrant to

Jared L. Kenney and Shanna D. Kenney, as Tenants by the Entirety,

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:

Lot 962, Running Y Resort, Phase 4, Third Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$215,000.00.

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:

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 20 day of October, 2017

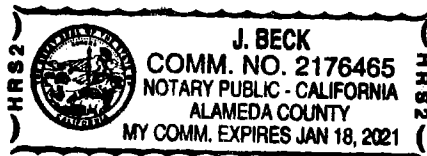
The Baron Family Trust

By: [Signature]
Julie Anne Baron, Trustee

CA JB
State of ~~Oregon~~ } ss
County of Alameda }

On this 20 day of October, 2017, before me, J. Beck a Notary Public in and for said state, personally appeared Julie Anne Baron, as trustee of the Baron Family 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 CA
Residing at: Alameda County
Commission Expires: 1-18-2021



Karin L. Rossi
Karin L. Rossi

State of MISSOURI ss
County of BOONE

On this 20 day of October, 2017, before me, C CARRIE MORGAN, MO NOTARY PUBLIC Notary Public in and for said state, personally appeared Karin L. Rossi, 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.

C Carrie Morgan
Notary Public for the State of MISSOURI
Residing at: COLE COUNTY
Commission Expires: 5/12/20

C CARRIE MORGAN
Notary Public - Notary Seal
STATE OF MISSOURI
County of Cole
My Commission Expires 5/12/2020
Commission # 16444785