

2017-012519

Klamath County, Oregon



00212575201700125190020029

10/31/2017 09:29:04 AM

Fee: \$47.00

Recording Requested By:
Bill Murphy
340 S LEMON AVE #5331
WALNUT, CA 91789

When Recorded, Mail to: *(and send taxes to)*
Bill Murphy
340 S LEMON AVE #5331
WALNUT, CA 91789

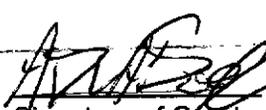
Warranty Deed

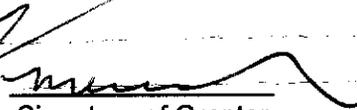
For good and valuable consideration, receipt of which is hereby acknowledged, Adlai Sudborough and Meredith Lynn Sudborough, Co-Trustees of the SUDBOROUGH FAMILY TRUST, hereinafter called "Grantor", do grant and convey to Bill Murphy, hereinafter called "Grantee", the following described real property situated in Klamath County, Oregon:

See Legal Description(Exhibit A)

SUBJECT TO: Existing taxes, assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions and restrictions, obligations and liabilities as may appear of record. Grantor bind Grantor, Grantor's successors and assigns, to warrant the title against their acts and none other:

Dated: 9/21/2017


Signature of Grantor
Adlai Sudborough


Signature of Grantor
Meredith Lynn Sudborough

Acknowledgement

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.

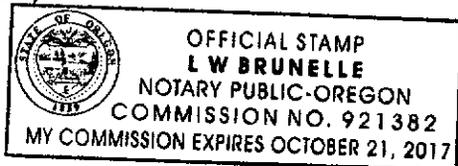
State of Oregon
County of Lincoln

On 21st September 2017 before me, LW Brunelle
(here insert name and title of the officer), personally
appeared Adlai Sudborough and Meredith Lynn Sudborough

_____, 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 Oregon that
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(Seal)



L.W. Brunelle
Notary Public

My commission expires: 10/21/2017 L.W. Brunelle
Type or Print Name

Grantor(s) Name, Address and phone:	Grantee(s) Name, Address and Phone:
Adlai Sudborough and Meredith Lynn Sudborough	Bill Murphy
984 Catalina Blvd.	340 S LEMON AVE #5331
San Diego, CA 92108	WALNUT, CA 91789

EXHIBIT A (Legal Description):

Lot 7, Block 52, Fourth Addition to Nimrod River Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon