

Rory Linn  
Returned at Counter

2017-013527

Klamath County, Oregon



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11/22/2017 03:34:01 PM

Fee: \$42.00

AFTER RECORDING, RETURN TO:  
Chad Puhall  
PO Box 390  
Arcata, CA 95518

SEND TAX STATEMENTS TO:  
Chad Puhall  
PO Box 390  
Arcata, CA 95518

## STATUTORY WARRANTY DEED

Rory Linn, with an address of 2021 Lavey Street, Klamath Falls, OR, ("Grantor"), conveys and warrants to Chad Puhall, whose address is PO Box 390, Arcata, CA 95518, ("Grantee"), the following described real property (the "Property") free of encumbrances, except as specifically set forth herein:  
Land in Klamath County, Oregon, described more particularly as follows:

Lot 2B Block 3 Unit, Sycan Klamath Falls Forest Estates  
Map: R-3313-03100-05700-000

The true consideration for this conveyance is \$22,500.00

This property is free of liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

DATED this 17th day of November, 2017.

Grantor

STATE OF OREGON

COUNTY OF Klamath }

SS.

The foregoing instrument was acknowledged before me on this 21 day of November, 2017, by Rory Linn [NAME OF GRANTOR HERE], who acknowledged such instrument to be their free and voluntary act and deed, and on oath stated that they were duly authorized to execute such instrument.

Maria Socorro Ibarra  
Printed Name: Maria Socorro Ibarra  
Notary Public in and for the State of Oregon

