

2018-000008

Klamath County, Oregon 01/02/2018 10:10:01 AM

Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Raymond W. Myers Jr.
13655 Aloha Rd
Bella Vista, CA 96008
Until a change is requested all tax statements shall be sent to the following address: Raymond W. Myers Jr.
13655 Aloha Rd
Bella Vista, CA 96008
File No. 209707AM

STATUTORY WARRANTY DEED

Harris Land and Timber Company LLC,

Grantor(s), hereby convey and warrant to

Raymond W. Myers Jr.,

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 6, Block 49, LAKEVIEW ADDITION to the City of Klamath Falls, 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 \$1,500.00.

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:

Page 2 Statistory Warranty Deed Escrew No. 209707AM

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT. THE PERSON TRANSFERRING FEB TILLE 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 REQUILATIONS. 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 9.01010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR POREST 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 8.55, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8.55, OREGON

Direct this 28 day of December 2017.

Harris Land Timber Company LLC

By:
Luke Harris as Manager

State of Asia State of State o

drove wristen.

Notary Publicator the State of L Residing at:

Commission Expires:

216-20aD

OFFICIAL STAMP
SHELLIE LANE CARVER
NOTARY PUBLIC-OREGON
COMMISSION NO. 957394
W COMMISSION EXPRES DECEMBER 15, 2020