

RECORDING REQUESTED BY:

Western Title & Escrow

3469 NW Highway 101
Lincoln City, OR 97367

AFTER RECORDING RETURN TO:

Order No.: WT0149916-KB
Anne Lee Devins
695 NE Redwood Avenue
Redmond, OR 97756

SEND TAX STATEMENTS TO:

Anne Lee Devins
695 NE Redwood Avenue
Redmond, OR 97756

APN: R200810

R875467

R200339

R200348

Map: R-3407-034CD-05400-000

R-3407-034CD-05301-000

R-3407-034CD-05800-000

R-3407-034CD-05900-000

335 S. Lalakes Avenue, Lots 9, 20, 7 & 8, 18 & 19, Blk 13 Chiloquin
West, Chiloquin, OR 97624

2018-000119

Klamath County, Oregon

01/03/2018 01:44:01 PM

Fee: \$52.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Gerald L. Devins and Arlene F. Devins, as tenants by the entirety, Grantor, conveys and warrants to **Anne Lee Devins**, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

PARCEL 1: Lots 9 and 20, Block 13, WEST CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2: Lots 7, 8, 18 and 19 in Block 13 of WEST CHILOQUIN ADDITION to the City of Chiloquin, 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 SEVENTY-FIVE THOUSAND AND NO/100 DOLLARS (**\$75,000.00**). (See ORS 93.030).

Subject to:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

STATUTORY WARRANTY DEED

(continued)

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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: 12-20-2017

Gerald L. Devins
Gerald L. Devins

Arlene F. Devins
Arlene F. Devins

State of OREGON
County of Lincoln

This instrument was acknowledged before me on 12-20-2017 by Gerald L. Devins and Arlene F. Devins.

Cynthia Dillon
Notary Public - State of Oregon

My Commission Expires: 8-20-2021

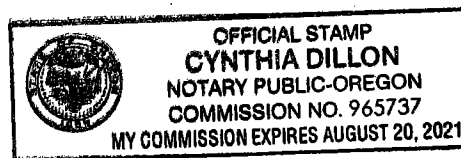


EXHIBIT "A"

Exceptions

Subject to:

City Liens, if any, in favor of the City of Chiloquin.

Provisions contained in deed,

Recording Date: February 5, 1957

Recording No.: Volume 289, Page 443