



00216106201800006470020020

01/18/2018 02:02:59 PM

Fee: \$47.00

**UNTIL A CHANGE IS REQUESTED  
ALL TAX STATEMENTS SHALL BE  
SENT TO:**

Raymond Howard Doveri  
PO Box 1021  
Cottage Grove, OR 97424

**AFTER RECORDING,  
RETURN TO:**

Ryan E. Gibb  
Douglas, Conroyd, Gibb & Pacheco, P.C.  
P.O. Box 469  
Salem, OR 97308

**STATUTORY WARRANTY DEED**

ANNETTE ANDERSON, Successor Trustee of the CORDELIA J. DOVERI FAMILY TRUST, dated July 13, 1994, **Grantor**, conveys and warrants a 60% undivided interest to RAYMOND HOWARD DOVERI and a 40% undivided interest to DONNA L. DOVERI, **Grantees**, the real property in Klamath County, Oregon described as follows:

A portion of Lots 70, 75, 76 and 77 of Enterprise Tracts to the City of Klamath Falls (lying within a portion of Section 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon).

**SUBJECT TO:** All liens and encumbrances of record or apparent on the property by inspection.

The true and actual consideration for this conveyance is \$0.00 and is a distribution from a revocable living trust.

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under any policy of title insurance issued to Grantee at the time Grantor acquired such property. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

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, AND 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

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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: January 9, 2018.

CORDELLIA J. DOVERI FAMILY TRUST

By: 

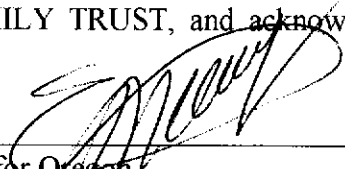
ANNETTE ANDERSON, Successor Trustee

STATE OF COLORADO )

County of Eagle )

ss.

On January 9, 2018, personally appeared the above-named ANNETTE ANDERSON, as Successor Trustee of the CORDELLIA J. DOVERI FAMILY TRUST, and acknowledged the foregoing instrument to be her voluntary act. Before me:

  
Notary Public for Oregon

My Commission Expires: 1-6-2019

