



2018-001763
Klamath County, Oregon
02/14/2018 11:31:01 AM
Fee: \$47.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Terra Lynn Kemper

P.O. Box 1273

Klamath Falls, OR 97601

Until a change is requested all tax statements shall be sent to the following address:

Terra Lynn Kemper

P.O. Box 1273

Klamath Falls, OR 97601

File No. 211995AM

STATUTORY WARRANTY DEED

Tommy C. Delk and Marilyn L. Delk, Initial Trustees of the Delk Family Trust
dated March 16, 2005,

Grantor(s), hereby convey and warrant to

Terra Lynn Kemper,

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:

Government Lot 22 in Section 9, Township 35 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$185,000.00.

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:

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

Dated this 12 day of February, 2018

Delk Family Trust

Tommy C. Delk
Tommy C. Delk, Trustee

Marilyn L. Delk
Marilyn L. Delk, Trustee

State of Oregon} ss.
County of Klamath}

On this 12 day of February, 2018, before me, Lisa Legget-Weatherby a Notary Public in and for said state, personally appeared Tommy C. Delk and Marilyn L. Delk known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the Delk Family Trust dated March 16, 2005, and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Lisa Legget-Weatherby
Notary Public for the State of Oregon»
Residing at: Klamath
Commission Expires: 10/19/19

