



THIS SPACE RESERVED FOR

2018-003880
Klamath County, Oregon
03/30/2018 01:57:01 PM
Fee: \$47.00

After recording return to:

Charles Ray Hutchings and Teresa Ann Hutchings, Co-Trustees

63411 Stacy Ln.

Bend, OR 97701

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

Charles Ray Hutchings and Teresa Ann Hutchings, Co-Trustees

63411 Stacy Ln.

Bend, OR 97701

File No. 222782AM

STATUTORY WARRANTY DEED

Leslie A. Davis,

Grantor(s), hereby convey and warrant to

Charles Ray Hutchings and Teresa Ann Hutchings, Co-Trustees of The Charles and Teresa Hutchings Revocable Living Trust,

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:

That portion of the NE1/4 NE1/4 of Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, lying North of the County Road.

The true and actual consideration for this conveyance is \$30,000.00.

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 28 day of March, 2018.

X Leslie A. Davis
Leslie A. Davis

State of Texas } ss
County of Andrews }

On this 28th day of March, 2018, before me, Wendi Aulds a Notary Public in and for said state, personally appeared Leslie A. Davis, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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

Wendi Aulds
Notary Public for the State of Texas
Residing at: 1006 NW 12th St. Andrews TX
Commission Expires: 6/8/20

