



THIS SPACE RESERVED FOR

2018-005633  
Klamath County, Oregon  
05/07/2018 02:10:01 PM  
Fee: \$52.00

After recording return to:

Kraig Kroeker and Marcie Kroeker

2512 Wiard St

Klamath Falls, OR 97603

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

Kraig Kroeker and Marcie Kroeker

2512 Wiard St

Klamath Falls, OR 97603

File No. 233422AM

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### STATUTORY WARRANTY DEED

**Robin Schwartz, Dan Clark, and Marvin Strom, as Tenants in Common each as to an undivided 1/3 interest,**  
Grantor(s), hereby convey and warrant to

**Kraig Kroeker and Marcie Kroeker, as Tenants by the Entirety,**

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:

**The East 125 feet of the following described tract: Tract 8 of GIENGER'S HOME TRACTS, in the County of Klamath, State of Oregon. EXCEPT the East 326.7 feet formerly conveyed to Gomer W. Caseman, by deed recorded in Volume 130, page 345, Deed Records of Klamath County, Oregon.**

**ALSO, including half of vacated alley South of and adjoining the said East 125 feet.**

The true and actual consideration for this conveyance is \$15,000.00.

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.

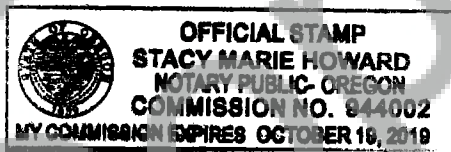
Dated this 3 day of May, 2018.

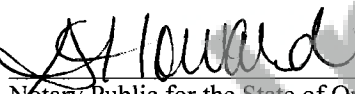
  
Robin Schwartz

State of Oregon } ss  
County of Klamath }

On this 3 day of May, 2018, before me, Stacy Howard a Notary Public in and for said state, personally appeared Robin Schwartz, 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.



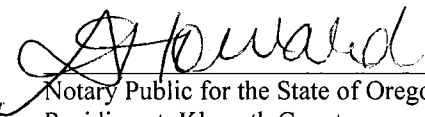
  
Notary Public for the State of Oregon  
Residing at: Klamath County  
Commission Expires: 10-19-19

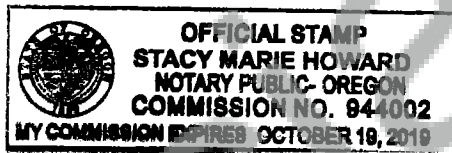
  
Marvin Strom


State of Oregon } ss  
County of Klamath }

On this 3 day of May, 2018, before me, Stacy Howard a Notary Public in and for said state, personally appeared Marvin Strom, 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.

  
Notary Public for the State of Oregon  
Residing at: Klamath County  
Commission Expires: 10-19-19




  
Dan Clark

State of Oregon } ss  
County of Klamath }

On this 3 day of May, 2018, before me, Melissa R Bland a Notary Public in and for said state, personally appeared Dan Clark, 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.

  
Notary Public for the State of Oregon  
Residing at: Klamath County  
Commission Expires: March 15, 2022

