

2018-010251

Klamath County, Oregon



00227651201800102510020025

08/27/2018 10:44:55 AM

Fee: \$87.00

After recording, mail to:

Melvin D. Ferguson
Attorney at Law
514 Walnut Avenue
Klamath Falls, Oregon 97601

Send tax statements to:

Dave W. Owens and Larissa N. Owens
2502 Delta Waters Road
Medford, Oregon 97504

WARRANTY DEED

Janis A. Wilczynski, Grantor, conveys and warrants to **Dave W. Owens and Larissa N. Owens, as tenants by the entirety**, Grantees, the following described real property free of encumbrances except as specifically set forth herein:

The SW 1/4 of the NW 1/4 and the W 1/2 of the SE 1/4 of the NW 1/4 of Section 21, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon;

Together With: All easements of record including the Easement recorded in volume M73 at Page 16270 of the records of Klamath County, Oregon.

Tax lot number: R-3908-02100-00500-000

The consideration for this conveyance is \$30,000.

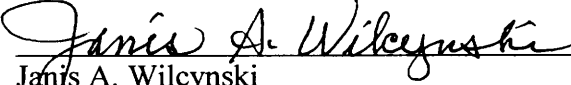
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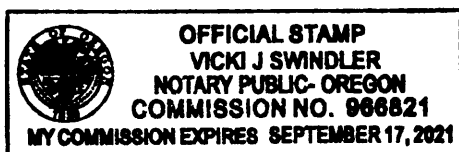
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

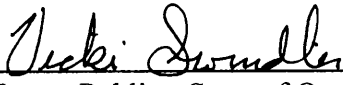
Dated this 27th day of August, 2018.


Janis A. Wilcynski

STATE OF OREGON)
) ss.
County of Klamath)

This instrument was acknowledged before me on August 27, 2018, by Janis A. Wilcynski.




Notary Public - State of Oregon
My commission expires: 9-17-2021