



THIS SPACE RESERVED FOR RE

2018-015299

Klamath County, Oregon

12/24/2018 10:31:01 AM

Fee: \$87.00

After recording return to:

Stuart Bailey and Julie Bailey

1630 Prentiss Dr

Roseville, CA 95747

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

Stuart Bailey and Julie Bailey

1630 Prentiss Dr

Roseville, CA 95747

File No. 271150AM

### SPECIAL WARRANTY DEED

**Military Warriors Support Foundation (Leadership Lives Here),**

Grantor(s) hereby conveys and specially warrants to

**Stuart Bailey and Julie Bailey, as tenants by the entirety**

Grantee(s) and grantee's heirs, successors and assigns the following described real property free of encumbrances created or suffered by the Grantor, except as specifically set forth herein, situated in the County of **Klamath** and State of Oregon, to wit:

**Lot 50 of Tract 1475, Gray Rock Phase 4 according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$9,900.00.

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances.

87 HLT

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 19 day of December, 2018

Military Warriors Support Foundation (Leadership Lives Here)

By: \_\_\_\_\_

Casey J. Kinser, Executive Vice President

State of Texas } ss.

County of Bexar }

On this 19 day of December, 2018 before me,

Casey Kinser a Notary Public in and for said state, personally appeared Casey J. Kinser known to me to be the Executive Vice President of the Military Warriors Support Foundation (Leadership Lives Here) Corporation, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name.

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

Maria R. Esparza  
Notary Public for the State of

Residing at: Bexar County Texas

Commission Expires: 9.12.22

