



THIS SPACE RESERVED FOR

**2019-004017**

**Klamath County, Oregon**

**04/15/2019 02:28:02 PM**

**Fee: \$87.00**

After recording return to:

Mike A. Nelson

2186 Kelsey Lane

Klamath Falls, OR 97603

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

Mike A. Nelson

2186 Kelsey Lane

Klamath Falls, OR 97603

File No. 285182AM

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**STATUTORY WARRANTY DEED**

**Daren E. Curry and Pamela L. Curry, Co-Trustees, or the Successor Trustee of the Daren and Pamela Curry Trust, dated November 26, 2013, including any amendments thereto,**

Grantor(s), hereby convey and warrant to

**Mike A. Nelson,**

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:

**Lot 39 in Tract 1378 - PLEASANT VISTA STAGE 2, 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 \$235,000.00.

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 April, 2019.

Daren E. Curry and Pamela L. Curry, Co-Trustees of the Daren and Pamela Curry Trust, dated November 26, 2013

By: Daren E. Curry Co-Trustee  
Daren E. Curry, Co-Trustee

By: Pamela L. Curry Co-Trustee  
Pamela L. Curry, Co-Trustee

State of Oregon} ss.  
County of Klamath}

On this 12 day of April, 2019, before me, Melissa R. Strom, a Notary Public in and for said state, personally appeared Daren E. Curry and Pamela L. Curry known or identified to me to be the person whose name is subscribed to the foregoing instrument as Co-Trustees of the Daren and Pamela Curry Trust, dated November 26, 2013, 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.

Melissa R. Strom  
Notary Public for the State of Oregon»

Residing at: Klamath County

Commission Expires: March 15, 2022

