



THIS SPACE RESERVED FOR

**2019-004180**

**Klamath County, Oregon**

**04/19/2019 09:32:02 AM**

**Fee: \$87.00**

After recording return to:

David Michol Polson and Margarita Polson

8117 Markgraf Lane

Klamath Falls, OR 97603

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

David Michol Polson and Margarita Polson

8117 Markgraf Lane

Klamath Falls, OR 97603

File No. 285943AM

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### STATUTORY WARRANTY DEED

**Jeremy D. Westover and Christina L. Westover, as Tenants by the Entirety,**

Grantor(s), hereby convey and warrant to

**David Michol Polson and Margarita Polson, 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:

**Parcel 3 of Land Partition 40-04 replat of Parcel 3 of Land Partition 20-99 in the SE1/4 SW1/4 Section 6, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.**

**/ TOGETHER WITH an easement for road purposes as created by Land Partition 11-92.**

**AND TOGETHER WITH an easement for roadway and utilities as created by instrument recorded November 20, 1997 in Volume M97, page 38156, Microfilm Records of Klamath County, Oregon.**

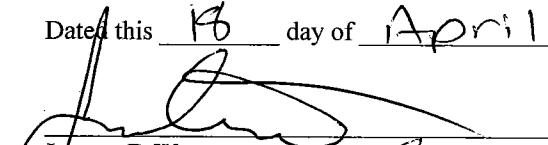
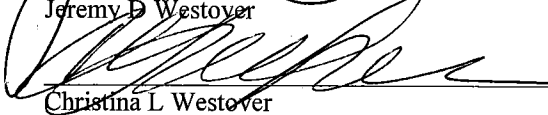
**AND TOGETHER WITH an easement created by instrument recorded March 8, 2004 in Volume M04, page 13084, Microfilm Records of Klamath County, Oregon and re-recorded March 11, 2004 in Volume M04, page 14108, Microfilm Records of Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$459,000.00.

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:

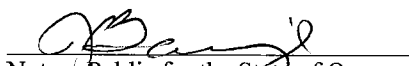
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 16 day of April, 2019

  
Jeremy D. Westover  
  
Christina L. Westover

State of Oregon } ss  
County of Klamath }

On this 16 day of April, 2019, before me, Jenny Annette Brazil, a Notary Public in and for said state, personally appeared **Jeremy D. Westover and Christina L. Westover**, 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: 10/23/2022

