



07/30/2019 10:43:44 AM

Fee: \$82.00

After Recording, Return To:

Aaron C. Dooley and Lori A. Dooley  
255 N 900 E Brigham City, UT 84302

Until a change is requested, all tax  
statements shall be sent to above address

### WARRANTY DEED

James R. Chavez and Kimberly A. Chavez, grantor, conveys and warrants to Lori A. Dooley and Aaron C. Dooley grantee, all that real property situated in the County of KLAMATH COUNTY, State of Oregon, described as:

Lot 42, Block 91, Klamath Falls Forest Estates Highway 66 Unit, Plat NO. 4, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon


CODE:036 MAP:3711-023C0 TL:03300 KEY:R394317

and covenant(s) that grantor is the owner of the above real property free of encumbrances except covenants conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true consideration for this conveyance is \$5,000.00 (Here comply with the requirements of ORS 93.030.)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

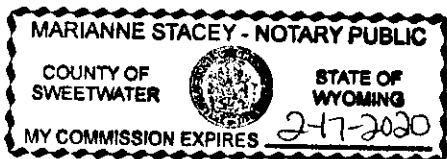
Dated this 19<sup>th</sup> day of July, 2019

  
James R. Chavez

  
Kimberly A. Chavez

State of Wyoming, County of Sweetwater

On July 19, 2019, personally appeared the above, named James R. Chavez and Kimberly A. Chavez, and acknowledged the foregoing instrument to be his and her voluntary act and deed.



Marianne Stacey  
Notary Public