

2019-009017

Klamath County, Oregon

BE

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN

James E. Isaac
1142 Newburn Dr
Klamath Falls OR
97603

Grantor's Name and Address

same

Grantor's Name and Address

After recording, return to (Name, Address, Zip):

same

Until requested otherwise, send all tax statements to (Name, Address, Zip):

same

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08/08/2019 03:12:48 PM

BOOK / REEL / VOLUME NO.

on page

and/or as fee/file/instrument/microfilm/reception

No. Records of this County.

Fee: \$82.00

SPACE RESERVED
FOR
RECORDER'S USE

Witness my hand and seal of County affixed.

NAME

TITLE

By Deputy.

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that James E. Isaac

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by James E. Isaac
and Joanne K. Isaac as husband & wife

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 2, Block 1, Tract No. 1145 Nob
Hill replat, a subdivision of portions of
Nob Hill, Irvington Heights, Mountain
View Addition and Eldorado Heights, according
to the official plat thereof on file in the office
of the County Clerk of Klamath
County, Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): None

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the
actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate
which) consideration. (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do
so by order of its board of directors.

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, AND SECTIONS 2 TO 9 AND 17,
CHAPTER 855, OREGON LAWS 2009. 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, ORE-
GON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on Aug 8, 2019

by James E. Isaac

This instrument was acknowledged before me on

by

as



OFFICIAL STAMP
NICOLE SHERI GALPIN
NOTARY PUBLIC-OREGON
COMMISSION NO. 987727
MY COMMISSION EXPIRES MAY 22, 2023

Nicole S. Galpin
Notary Public for Oregon

My commission expires 5-22-2023

Returned at Counter