

THIS SPACE RESERVED FOR

2019-009127

Klamath County, Oregon 08/12/2019 02:12:00 PM

Fee: \$102.00

After recording return to:

Robert D. Cox and Sheila Cox

1830 Cavalry St. 5468 Simmer field Way Pahrump, NV 89048 Klamath Falls, OR 97603

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

Robert D. Cox and Sheila Cox

1830 Cavalry St. 5468 Symmerfield Way Pahrump, NY 89048 Klamoth Falls, OR 97603

File No. 307964AM

STATUTORY WARRANTY DEED

Michael S. Igou, Individually and as Claiming Successor of the Estate of Martha Ottoman, deceased, Klamath County case #19PB05789 and Ronald D. Igou, Dennis H. Igou, Glenn H. Goossen and James R. Goossen,

Grantor(s), hereby convey and warrant to

Robert D. Cox and Sheila Cox, 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:

Lot 9, TRACT 1456-SUMMERFIELD RESIDENTIAL COMMUNITY, 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 \$144,001.00.

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:

2019-2020 Real Property Taxes, a lien not yet due and payable

Notary Public for the State of Oregon

Residing at: Klamath (or Commission Expires: 10/23/1022

Country

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 August ,2019
By: Michael S. Igou, Claiming Successor
Michael S. Igou
James R. Goossen
Ronald D. Igou
Dennis H. Igou
Glenn H. Goossen
State of Oregon } ss County of Klamak
On this \\ \tag{2}\] day of August, 2019, before me, \(\tag{2}\) in \(\tag{2}\) \(\tag{2}\) and for said state, personally appeared \(Michael S. Igou, individually and as claiming successor of the Estate of Martha Ottoman, 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 OFFICIAL STAMP JENNY ANNETTE BRAZIL NOTARY PUBLIC-OREGON COMMISSION NO. 980492 MY COMMISSION EXPIRES OCTOBER 23, 2022
State of Oregon } ss County of Klamatn
On this \(\sum_{\text{day}}\) day of August, 2019, before me, \(\sum_{\text{line}}\) Another \(\text{line}\) Another \

OFFICIAL STAMP JENNY ANNETTE BRAZIL

NOTARY PUBLIC-OREGON COMMISSION NO. 980492

MY COMMISSION EXPIRES OCTOBER 23, 2022

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,
Estate of Martha Ottoman
By: Michael S. Igou, Claiming Successor
Michael S. Igou, Claiming Successor
Michael S. Igou
James R. Goossen
Ronald D. Igou
Dannis H Elipu
Dennis H. Igou
Glenn H. Goossen
State of Oregon } ss County of
On this day of August, 2019, before me,, a Notary Public in and for said state, personally appeared Michael S. Igou, individually and as claiming successor of the Estate
of Martha Ottoman, 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.
Notice, Public for the State of Owner.
Notary Public for the State of Oregon Residing at:
Commission Expires:
State of Oregon } ss
County of}
On this day of August, 2019, before me,, a Notary
Public in and for said state, personally appeared <u>James R. Goossen</u> , 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: Commission Expires:
Commission Expires:

Page 3 Statutory Warranty Deed Escrow No. 307964AM	
State of Oregon } ss County of}	
On this day of August, 2019, before me,	, a Notary
Public in and for said state, personally appeared Ronald I is/are subscribed to the within Instrument and acknowledge	2. Igou, known or identified to me to be the person(s) whose name(s)
Notary Public for the State of Oregon Residing at: Commission Expires:	
State of Oregon } ss County of}	
is/are subscribed to the within Instrument and acknowledge	a Notary I. Igou, known or identified to me to be the person(s) whose name(s) and to me that he/she/they executed same, and affixed my official seal the day and year in this certificate first
Notary Public for the State of Oregon Residing at: Commission Expires:	
State of Oregon ss County of	en At Am
name(s) is/are subscribed to the within Instrument and acki	Goossen, known or identified to me to be the person(s) whose nowledged to me that he/she/they executed same. Id affixed my official seal the day and year in this certificate first
ahove written	OFFICIAL STAMP
Notary Public for the State of Oregon Residing at: Commission Expires:	TIFFANY LORRAINE HUDSON NOTARY PUBLIC-OREGON COMMISSION NO. 962313

Page 3 Statutory Warranty Deed Escrow No. 307964AM	
State of Oregon } ss County of Lana }	
On this day of August, 2019, before me,	, a Notary
Public in and for said state, personally appeared Ronald D. Igou , known or identifi is/are subscribed to the within Instrument and acknowledged to me that he/she/they e	ed to me to be the person(s) whose name(s)
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal above written.	the day and year in this certificate first
And I the	
TO THE STATE OF TH	OFFICIAL STAMP APRIL ANN BOUSE
Commission Euripean 1-552	OTARY PUBLIC-OREGON OMMISSION NO. 957835 ISSION EXPIRES JANUARY 05, 2021
MYCOMIN	ISSIUN EXPINES SANUAITI VO, ESET
State of Oregon } ss County of Lave }	
On this 9 day of August, 2019, before me,	, a Notary
Public in and for said state, personally appeared Dennis H. Igou , known or identific is/are subscribed to the within Instrument and acknowledged to me that he/she/they ex	ed to me to be the person(s) whose name(s)
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal tabove written.	he day and year in this certificate first
NOBEL BUDGE OF THE VISIE OF FLEGOR	CIAL STAMP
Residing at:	ANN BOUSE UBLIC-OREGON 10N NO. 957835
	PIRES JANUARY 05, 2021
	-
State of Oregon } ss County of }	- 1
On this day of August, 2019, before me,	, a Notary
Public in and for said state, personally appeared Glenn H. Goossen, known or iden name(s) is/are subscribed to the within Instrument and acknowledged to me that he/sh	tified to me to be the person(s) whose
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal to above written.	
above written.	
Notes: Diklia for the State of Oregon	
Notary Public for the State of Oregon Residing at:	,
Commission Expires:	