



THIS SPACE RESERVED FOR

2019-013581

Klamath County, Oregon

11/20/2019 01:56:01 PM

Fee: \$87.00

After recording return to:

Clayton Gerald Souza and Jacqueline Terrece Cahill

20509 Hwy 39

Klamath Falls, OR 97603

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

Clayton Gerald Souza and Jacqueline Terrece Cahill

20509 Hwy 39

Klamath Falls, OR 97603

File No. 290147AM

STATUTORY WARRANTY DEED

**Roger L. Thorne and Nancy Ann Thorne,
as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

Clayton Gerald Souza and Jacqueline Terrece Cahill, with right of survivorship,

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:

**The NW1/4SW1/4; the Westerly 800 feet of the SW1/4NW1/4; and the NE1/4 of the SW1/4, EXCEPTING
THEREFROM the Easterly 132 feet thereof, all in Section 29, Township 40 South, Range 12 East of the
Willamette Meridian, Klamath County, Oregon.**

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

R-4012-02900-00500-000 600530

R-4012-02900-00500-000 627780

The true and actual consideration for this conveyance is \$325,000.00.

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:

87.

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 19th day of November, 2019

Roger L Thorne
Roger L Thorne

Nancy Ann Thorne
Nancy Ann Thorne

State of Oregon } ss
County of Klamath }

On this 19th day of November, 2019, before me, Kristen Wells a Notary Public in and for said state, personally appeared Roger L. Thorne and Nancy Ann Thorne, 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.

Kristen Wells
Notary Public for the State of Oregon
Residing at: Klamath Falls OR
Commission Expires: 6.2.2020

