

2019-014828

Klamath County, Oregon



00251952201900148280030038

12/20/2019 11:48:32 AM

Fee: \$92.00

Returned at Counter

After recording, return to:

Jason and Nanoy Pitzer
13930 Kann Springs Ln
PO box 172
Keno, OR 97627

Until a change is requested,
all tax statements should be sent to:
Jason and Nanoy Pitzer
13930 Kann Springs Ln
PO box 172
Keno, OR 97627

WARRANTY DEED

Under ORS 93.850

The grantor,
William Andrew Robson
3104 Northridge Dr.
Farmington, NM 87401

for the true and actual consideration of
Twenty Three Thousand Dollars (23000.00)

WAP CONVEYS AND WARRANTS to the grantee,
Pitzer Jason and Nanoy Pitzer A Married Couple
13930 Kann Springs Ln
PO box 172
Keno, OR 97627

the following described real property, free of encumbrances, except as specifically
set forth herein:

WAP Beginning at the Noetheast Corner of the S1/2 of the NW1/4 of the SE1/4 of the
SE1/4 of Section 12 Township 40 South, Range 7 East of the Willamette
Meridian, Klamath County, Thence running N 00°02'06"W a distance of 272.61
Feet. Thence running S89°49'43"W a distance of 319.54, Thence running
S00°04'25"W a distance of 272.79 Feet, Thence running N89°47'31"E a distance
of 320.36 feet back to the point of beginning.

Parcel ID:

And commonly known as:

Source of Title:
Klamath County Assessors Office

This conveyance is made subject to:
none

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, CHAPTERS 885, 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 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 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424 OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTERS 885, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Signed, sealed, and delivered on this 6th day of November, 2019, in the presence of:

[Signature]
Signature
Jason Pitzer
Print Name
Jason Pitzer
Capacity

[Signature]
Signature
Nanoy Pitzer
Print Name
Nanoy Pitzer
Capacity

[Signature]
Signature
William Andrew Robson
Print Name
William Andrew Robson
Capacity

Signature

Print Name

Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF New Mexico
COUNTY OF San Juan

On this 2nd day of December 19, before me, Notary Public in and for said state, personally appeared William Andrew Robson

_____,
identified to be the person whose name is subscribed to the within instrument, and who acknowledged to me WR freely executed the same.

Signature: [Signature]
Print Name: Joy Lynn Parker
Title: notary / Call Center Rep 2
My Commission Expires: 01-09-22



OFFICIAL SEAL
JOY LYNN PARKER
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires 01-09-22