



THIS SPACE RESERVED FOR

2020-002837

Klamath County, Oregon

03/06/2020 08:59:00 AM

Fee: \$87.00

After recording return to:

Thomas Wright and Stacy Wright

1110 Cedar Creek Dr Unit 4

Modesto, CA 95355

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

Thomas Wright and Stacy Wright

1110 Cedar Creek Dr Unit 4

Modesto, CA 95355

File No. 352267AM

STATUTORY WARRANTY DEED

John R. Fleiner and Karen M. Fleiner, Trustees of The Fleiner Family Trust,

Grantor(s), hereby convey and warrant to

Thomas Wright and Stacy Wright, 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 720 of RUNNING Y RESORT PHASE 9, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$0 (other than money).

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:

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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 4 day of March, 2020.

The Fleiner Family Trust

John R. Fleiner, Trustee
John R. Fleiner, Trustee

Karen M. Fleiner, Trustee
Karen M. Fleiner, Trustee, Trustee KMF

State of Arizona ss,
County of Maricopa }

On this 4 day of March, 2020, before me, Janet Lynn Potter a Notary Public in and for said state, personally appeared John R. Fleiner and Karen M. Fleiner known or identified to me to be the person whose name is subscribed to the foregoing instrument as trustee of the , and acknowledged to me that he/she/they executed the same as Trustee.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Janet Lynn Potter

Notary Public for the State of Arizona
Residing at: 3055 W Anthem Way, A109-279, Anthem, AZ 85086
Commission Expires: May 12, 2023

