

**2020-005644**

**Klamath County, Oregon**

05/05/2020 02:46:02 PM

Fee: \$87.00

**STATUTORY WARRANTY DEED**

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**Recording Information Required by ORS 205.234**

1. Name of Transaction: Statutory Warranty Deed
2. Name of Parties: Grantor: Diane L. Lynes  
Grantee: Brook Barber Reinhard
3. Person to Whom Documents to be Returned: R. Everett Meadows  
696 Country Club Rd.  
Eugene, OR 97401
4. True and Actual Consideration: \$42,000.00
5. Please Send Tax Statements to: Brook Barber Reinhard  
1635 Linden Ave.  
Springfield, OR 97477
6. Information Required by ORS 205.125: N/A

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Diane L. Lynes, Grantor, conveys and warrants to Brook Barber Reinhard, Grantee, the following described real property free of encumbrances except as specifically set forth herein.

**The North half of the North half of the Southwest quarter of the Northeast quarter (N1/2 N1/2 SW1/4 NE1/4) of Section 20, Township 24 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon**

To have and to hold the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer is FORTY-TWO THOUSAND AND NO/100 DOLLARS (\$42,000.00) (see ORS 93.030).

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.

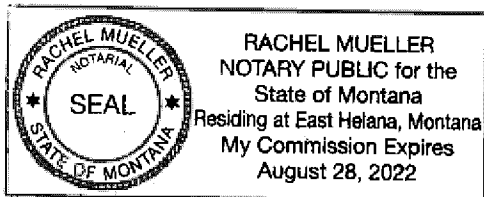
IN WITNESS WHEREOF, the grantor has executed this instrument this 1<sup>st</sup> day of April, 2020.

By: *Diane L. Lynes*  
Diane L. Lynes

STATE OF Montana )  
: ss.  
County of Lewis and Clark

April, 2020

Personally appeared the above-named Diane L. Lynes, who acknowledged the foregoing instrument to be her voluntary act and deed. Before me.



*Rachel Mueller*  
Notary Public for State of Montana