



THIS SPACE RESERVED FOR

2020-006673

Klamath County, Oregon

06/01/2020 03:19:04 PM

Fee: \$92.00

After recording return to:

Melissa D. Anderson

2956 Bad Guys Ln.

Twentynine Palms, CA 92277

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

Melissa D. Anderson

2956 Bad Guys Ln.

Twentynine Palms, CA 92277

File No. 367969AM

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### STATUTORY WARRANTY DEED

**Michael Orme,**

Grantor(s), hereby convey and warrant to

**Melissa D. Anderson,**

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 in Block 9 of the Terraces, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

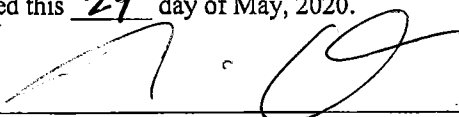
The consideration paid for the transfer is \$209,000.00, PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.

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:

92447

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 29 day of May, 2020.

  
\_\_\_\_\_  
Michael Orme

State of \_\_\_\_\_ } ss  
County of \_\_\_\_\_ }

On this \_\_\_\_\_ day of May, 2020, before me, \_\_\_\_\_ a Notary Public in and for said state, personally appeared Michael Orme, 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 \_\_\_\_\_  
Residing at: \_\_\_\_\_  
Commission Expires: \_\_\_\_\_

**See Attached  
Notary Certificate**

## ACKNOWLEDGMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

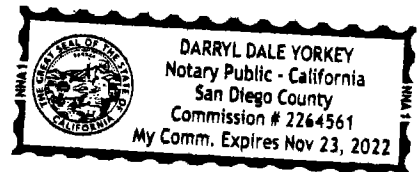
State of California )  
County of ALAMEDA )

On MAY 29, 2020, before me, Darryl Dale Yorkey, a notary public,  
personally appeared MICHAEL ORME who  
proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~  
subscribed to the within instrument and who acknowledged to me that he/~~she~~/~~they~~ executed the  
same in his/~~her~~/~~their~~ authorized capacity~~(ies)~~, and by his/~~her~~/~~their~~ signature~~(s)~~ on the instrument  
the person~~(s)~~, or entity upon behalf of which the person~~(s)~~ acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the state of California that  
the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
(Notary Signature)



(Seal)