

2020-007310

Klamath County, Oregon



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06/15/2020 02:44:38 PM

Fee: \$97.00

Prepared By

Returned at Counter

barry rigo  
11497 tingley lane  
klamath falls, Oregon  
97603

After Recording Return To  
*tax statement*

Barry Rigo  
11497 Tingley Lane  
Klamath Falls, Oregon  
97603

Space Above This Line for Recorder's Use

**OREGON GENERAL WARRANTY DEED**

State of Oregon

Klamath County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of seventy eight thousand Dollars (\$78,000.00) and/or other valuable consideration to the below in hand paid to the Grantor(s) known as:

John W. Quisenberry and Rozalyn ~~1~~. Quisenberry, a married couple, residing at 5379 Glenwood Dr. , Klamath Falls, Oregon, 97603.

The receipt whereof is hereby acknowledged, the undersigned hereby conveys and warrants to Barry Rigo, a single individual, residing at 11497 Tingley Lane, Klamath Falls, Oregon, 97603 (hereinafter called the "Grantee(s)") all the rights, title, interest, and claim in or the following described real estate, situated in Klamath County, Oregon, to-wit:

See exhibit "A"

Also described in the attached 'Exhibit A'

**To have and to hold**, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

**Exhibit "A"**

Real property in the County of Klamath, State of Oregon, described as follows:

A portion of Tract 25 of Altamont Small Farms, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point in the Northerly boundary of Tract 25, Altamont Small Farms, said point being 528.0 feet distant Westerly from the Northeasterly corner of said tract, and running West along said Northerly boundary line 132.0 feet; thence South 326.8 feet, more or less to a point in the Southerly boundary of said tract; thence East along said boundary of said tract 132.0 feet; thence North 325.6 feet to the point of beginning.

Tax Parcel Number: R579118

### Required Disclosure Statement

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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 (Definitions for ORS 92.010 to 92.192) OR 215.010 (Definitions), 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 (Definitions for ORS 30.930 to 30.947), AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300 (Definitions for ORS 195.300 to 195.336), 195.301 (Legislative findings) AND 195.305 (Compensation for restriction of use of real property due to land use regulation) TO 195.336 (Compensation and Conservation Fund) 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.

 Date June 17 2020

**Grantor's Signature**

John W. Quisenberry

5379 Glenwood Dr. , Klamath Falls, Oregon, 97603

 Date June 17 2020

**Grantor's Signature**

RJ Rozalyn L. Quisenberry

5379 Glenwood Dr. , Klamath Falls, Oregon, 97603

## NOTARY ACKNOWLEDGMENT

State of Oregon)

County of Klamath County)

I, the undersigned, a Notary Public in said County, in said State, hereby certify that Rozalyn and John Quisenberry whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 15<sup>th</sup> day of June, 2020

Louise Monteith (SEAL)  
Notary Public

My Commission Expires: April 05, 2022

