



2020-009030

Klamath County, Oregon

07/23/2020 02:48:53 PM

Fee: \$97.00

THIS SPACE RESERVED FOR

After recording return to:

Kevin R. Jones and Alicia E. Jones

1963 Auburn St

Klamath Falls, OR 97601

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

Kevin R. Jones and Alicia E. Jones

1963 Auburn St

Klamath Falls, OR 97601

File No. 386086AM

STATUTORY WARRANTY DEED

Harold W. Strickland, Stanley R. Strickland and Virginia S. Tanner, as Tenants in Common,

Grantor(s), hereby convey and warrant to

Kevin R. Jones and Alicia E. Jones, 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:

Parcel Three of Land Partition 25-09, situated in the NW1/4 SW1/4 of Section 5, Township 39 South, Range 9, East of the Willamette Meridian, Klamath County, Oregon, recorded June 22, 2010 as 2010-007550, records of Klamath County, Oregon.

The true and actual consideration for this conveyance is \$50,000.00.

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:

"2020-2021 Real Property Taxes, a lien not yet due and payable"

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 22nd day of JULY, 2020

SR Strickland

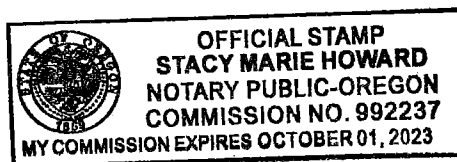
Stanley R. Strickland

State of Oregon } ss
County of Klamath }

On this 22 day of July, 2020, before me, Stacy Howard a Notary Public in and for said state, personally appeared Stanley R. Strickland, 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.

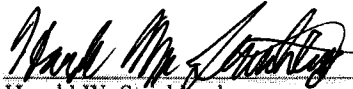
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Stacy Howard
Notary Public for the State of Oregon
Residing at: Klamath
Commission Expires: 10-1-23



Page 3 Statutory Warranty Deed
Escrow No. 386086AM

Dated this 22 day of July, 2020



Harold W. Strickland

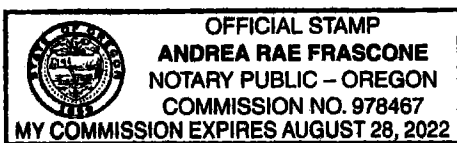
State of OREGON } ss
County of CLACKAMAS }

On this 22 day of July, 2020, before me, ANDREA R. FRASCONI a Notary Public in and for said state, personally appeared Harold W. Strickland, 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 OREGON
Residing at: CLACKAMAS COUNTY
Commission Expires: 08/28/2022



Virginia S. Tanner
Virginia S. Tanner

State of Oregon } ss
County of Benton }

On this 21 day of July, 2020, before me, Margarita Solis a Notary Public in and for said state, personally appeared Virginia S. Tanner, 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.

M Solis
Notary Public for the State of Oregon
Residing at: Linn County
Commission Expires: 11/26/2022

