



THIS SPACE RESERVED FOR

**2020-009866**

**Klamath County, Oregon**

**08/10/2020 02:30:11 PM**

**Fee: \$87.00**

After recording return to:

Miguel Gonzalez and Heather Gonzalez and Thomas  
Morton and Kristin Morton

62303 Wallace Rd

Bend, OR 97701

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

Miguel Gonzalez and Heather Gonzalez and Thomas  
Morton and Kristin Morton

62303 Wallace Rd

Bend, OR 97701

File No. 393454AM

---

### STATUTORY WARRANTY DEED

**Michael Allen and Pamela Allen, as Tenants by the Entirety,**

Grantor(s), hereby convey and warrant to

**Miguel Gonzalez and Heather Gonzalez, as Tenants by the Entirety, as to an undivided 1/2 interest and  
Thomas Morton and Kristin Morton, as Tenants by the Entirety, as to an undivided 1/2 interest,**

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 53, DIAMOND PEAKS, TRACT NO. 1355, according to the official plat thereof on file in the office of  
the County Clerk, Klamath County, Oregon.**

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

**2407-007D0-09300**

The true and actual consideration for this conveyance is \$59,200.00.

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"***

Return to:

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 8 day of August, 2020.

Michael Allen  
Michael Allen

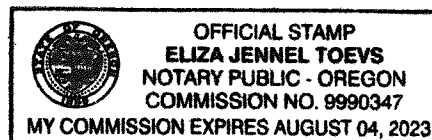
Pamela A. Allen  
Pamela Allen

State of Oregon } ss  
County of Lane }

On this 8<sup>th</sup> day of August, 2020, before me, Eliza Jennel Toews a Notary Public in and for said state, personally appeared **Michael Allen**, 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.

Eliza Jennel Toews  
Notary Public for the State of Oregon  
Residing at: Springfield OR  
Commission Expires: Aug 04 2023



State of Oregon } ss  
County of Lane }

On this 8<sup>th</sup> day of August, 2020, before me, Eliza Jennel Toews a Notary Public in and for said state, personally appeared **Pamela Allen**, 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.

Eliza Jennel Toews  
Notary Public for the State of Oregon  
Residing at: Springfield OR  
Commission Expires: Aug 04 2023

