



THIS SPACE RESERVED FOR

2020-011868

Klamath County, Oregon

09/18/2020 09:22:00 AM

Fee: \$87.00

After recording return to:

Sam Remstedt

P.O. Box 423

Bly, OR 97622

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

Sam Remstedt

P.O. Box 423

Bly, OR 97622

File No. 399419AM

### STATUTORY WARRANTY DEED

**Stanley L. Davis and Sylvia A. Davis, as to Lots 9 and 10  
and**

**Stanley Davis and Sylvia Davis as to Lots 11 and 12 ,**

Grantor(s), hereby convey and warrant to

**Sam Remstedt,**

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:

**Lots 10, 11 and 12 and Lot 9 together with that portion of vacated Cedar Street adjoining and inured thereto by Order #99-013, recorded July 17, 1998 in Volume M98 page 26009, all in Block 4, BEATTY, according to the official plat thereof on file in the office of the County Clerk 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 15 day of Sept, 2020.

Stanley L. Davis  
Stanley L. Davis

Sylvia A. Davis  
Sylvia A. Davis

State of Oregon } ss  
County of Klamath }

On this 15 day of September, 2020, before me, Lisa Legget-Weatherby, a Notary Public in and for said state, personally appeared Stanley L. Davis and Sylvia A. Davis, 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.

Lisa Legget-Weatherby  
Notary Public for the State of Oregon  
Residing at: Klamath  
Commission Expires: 10/01/2023

