

BL

NO PART OF ANY STEVENS-NESS FORM MAY BE REF

2021-000178

Klamath County, Oregon



00271823202100001780010011

01/06/2021 11:09:27 AM

Fee: \$82.00

SPACE RESERVED  
FOR  
RECORDER'S USEEVERLY FRENZ WOODRUFF  
4414 HOPE ST  
KLAMATH FALLS, OR 97603

Grantor's Name and Address

Shyenne Tierra Perry  
4414 HOPE ST  
KLAMATH FALLS, OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):

Until requested otherwise, send all tax statements to (Name and Address):

4414 HOPE ST  
KLAMATH FALLS, OR 97603  
EVERLY WOODRUFF

\*ORS 205 requires the first page of a recorded document to show the names and addresses of all parties. Use Stevens-Ness Form No. 1256, Cover Sheet for Instrument to be Recorded, if you need additional space.

## WARRANTY DEED - SURVIVORSHIP - STATUTORY FORM

EVERLY WOODRUFF, Grantor,  
conveys and warrants to EVERLY WOODRUFF & SHYENNE PERRY, Grantees,  
not as tenants in common but with the right of survivorship, their assigns and the heirs of the survivor of the grantees, the following  
described real property free from encumbrances, except as specifically set forth herein, situated in  
County, Oregon, described as follows:LOT 18 BLOCK 7 OF Tract No. 1025 Winchester, according to the  
Official plat thereof on file in the office of the county clerk  
KLAMATH FALLS, OR  
(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The property is free from all encumbrances except (if none, so state):

&amp; right of survivorship

The true consideration for this conveyance is \$ 0 (Here, comply with the requirements of ORS 93.030.)

DATED 1-6-21

; any signature on behalf of a business or other entity is made with the  
authority of that entity.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 DETER-  
MINE 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.

STATE OF OREGON, County of Klamath ss.

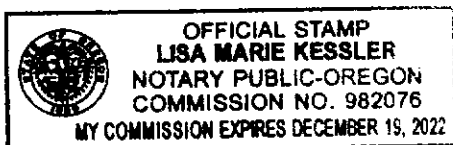
This instrument was acknowledged before me on January 6, 2021  
by Evelyn Woodruff

This instrument was acknowledged before me on

by

as

of



Notary Public for Oregon

My commission expires

December 19, 2022