



2021-001696
 Klamath County, Oregon
 02/05/2021 09:06:01 AM
 Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:
 David L. Scott and Rachel L. Scott

 2125 Surrey Rd

 Sacramento, CA 95815

Until a change is requested all tax statements shall be sent to the following address:
 David L. Scott and Rachel L. Scott

 20919 Drazil Rd.

 Malin, OR 97632

 File No. 437192AM

STATUTORY WARRANTY DEED

Sarah K. Allen,

Grantor(s), hereby convey and warrant to

David L. Scott and Rachel L. Scott, 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:

The N1/2 SW1/4 SE1/4 of Section 4, Township 41 South, Range 12 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

The true and actual consideration for this conveyance is \$114,000.00.

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:

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 4th day of February, 2021.

Sarah K Allen
Sarah Allen

State of Oregon } ss
County of Klamath }

On this 4 day of February, 2021, before me, Lynda Marie West a Notary Public in and for said state, personally appeared Sarah K. 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.

Lynda Marie West
Notary Public for the State of Oregon
Residing at: Klamath
Commission Expires: 1-28-25

