



After recording return to:
David Parsons and Julie Parsons
64780 Bill Martin Rd
Bend, OR 97703

Until a change is requested all tax
statements shall be sent to the
following address:
David Parsons and Julie Parsons
64780 Bill Martin Rd
Bend, OR 97703

File No.: 7064-3713470 (SNB)
Date: March 31, 2021

456563AM

THIS SPACE RESERVED FOR RECORD

2021-007137

Klamath County, Oregon

05/07/2021 09:41:01 AM

Fee: \$87.00

STATUTORY WARRANTY DEED

Dana Lee Aiken, Grantor, conveys and warrants to **David Parsons and Julie Parsons as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lot 17, Block 5, SUN FOREST ESTATES, Tract 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$48,900.00**. (Here comply with requirements of ORS 93.030)

APN: TBD

Statutory Warranty Deed
- continued

File No.: 7064-3713470 (SNB)

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 5 day of May, 2021.

Dana Lee Aiken
Dana Lee Aiken

STATE OF California)
~~Oregon~~)
County of Riverside) ss.
~~Klamath~~)

This instrument was acknowledged before me on this 5 day of May, 2021
by **Dana Lee Aiken**.

Beth Schuler
California
Notary Public for ~~Oregon~~
My commission expires: Sept 24, 2021

