



THIS SPACE RESERVED FOR

2021-009636

Klamath County, Oregon

06/18/2021 02:57:00 PM

Fee: \$87.00

After recording return to:

Stephanie K. Cartwright and Ely D. Cartwright

3841 SE 149th Ave.

Portland, OR 97236

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

Stephanie K. Cartwright and Ely D. Cartwright

3841 SE 149th Ave.

Portland, OR 97236

File No. 462623AM

STATUTORY WARRANTY DEED

Daniel G. Blake and Diana Tapia Bauman, as Tenants by the Entirety,

Grantor(s), hereby convey and warrant to

Stephanie K. Cartwright and Ely D. Cartwright, 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:

**Lots 4 and 5, Block 96, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 4,
according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$23,000.00.

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 16TH day of JUNE, 2021.

Daniel G Blake
Daniel G Blake

Diana Tapia Bauman
Diana Tapia Bauman

State of CALIFORNIA } ss
County of SAN JOAQUIN }

On this 16TH day of JUNE, 2021, before me, KAY RUBIO a Notary Public in and for said state, personally appeared Daniel G. Blake and Diana Tapia Bauman, 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.

Kay Rubio
Notary Public for the State of CALIFORNIA
Residing at: 239 W ALPINE AVE, STOCKTON CA 95204
Commission Expires:
10-9-24

