



THIS SPACE RESERVED FOR

2021-010212

Klamath County, Oregon

06/30/2021 12:04:00 PM

Fee: \$87.00

After recording return to:

Darrell Dee Friesen and Cindy Lou Friesen

36820 Rock Hill Dr.

Lebanon, OR 97355

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

Darrell Dee Friesen and Cindy Lou Friesen

36820 Rock Hill Dr.

Lebanon, OR 97355

File No. 470828AM

### STATUTORY WARRANTY DEED

**Arthur Ogle, Jr. and Donna Mae Ogle, as Tenants by the Entirety,**

Grantor(s), hereby convey and warrant to

**Darrell Dee Friesen and Cindy Lou Friesen, 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 S1/2 of the W1/2 of Lot 15, Block 6, Klamath Falls Forest Estates Sycan Unit, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

**Also described as Lot 15D, Block 6, Sycan Unit.**

The true and actual consideration for this conveyance is \$13,000.00.

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:

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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 29 day of June, 2021.

Arthur Ogle Jr.  
Arthur Ogle Jr.

Donna Mae Ogle  
Donna Mae Ogle

State of Mississippi ss  
County of DeSoto

On this 29<sup>th</sup> day of June, 2021, before me, Candi Baker a Notary Public in and for said state, personally appeared Arthur Ogle, Jr and Donna Mae Ogle, 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.

Candi Baker  
Notary Public for the State of Mississippi  
Residing at: DeSoto  
Commission Expires: 10/18/2022

