



2021-011362

Klamath County, Oregon

07/23/2021 12:40:00 PM

Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Amy Cook and Deborah A. Gilliland and William M.
Gilliland

5572 Red Fern Ln

Klamath Falls, OR 97603

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

Amy Cook and Deborah A. Gilliland and William M.
Gilliland

5572 Red Fern Ln

Klamath Falls, OR 97603

File No. 330854AM

STATUTORY WARRANTY DEED

Honie Tolman ,

Grantor(s), hereby convey and warrant to

**Amy Cook, individually and Deborah A. Gilliland and William M. Gilliland, as Tenants by the Entirety, all
with right of survivorship,**

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:

**Lot 15 in Block 2 of TRACT 1096 - AMERICANA, according to the official plat thereof on file in the office
of the County Clerk, Klamath County, Oregon.**

The true and actual consideration for this conveyance is \$316,500.00.

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:

2021-2022 Real Property Taxes, a lien not yet due and payable

87 HLT

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 21 day of JUL, 21.

Honie Tolman
Honie Tolman

State of WA } ss
County of Spokane }

On this 21 day of July, 2021, before me, Greg M. Haker a Notary Public in and for said state, personally appeared Honie Tolman, 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.

Greg M. Haker
Notary Public for the State of WA
Residing at: Spokane WA
Commission Expires: 12.9. 2023

GREG M HAKER
Notary Public
State of Washington
Commission # 19104
My Comm. Expires Dec 9, 2023