2021-012381

Klamath County, Oregon

08/13/2021 10:42:00 AM

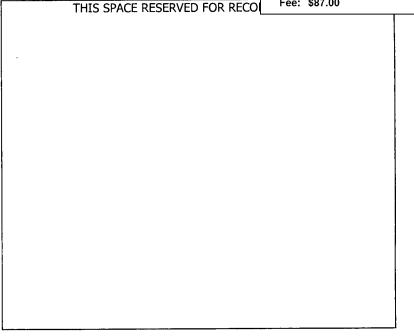
Fee: \$87.00



After recording return to: Liliane D. Salinas 4412 Blackberry Court Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address: Liliane D. Salinas 4412 Blackberry Court Klamath Falls, OR 97603

File No.: 7161-3784097 (Ib) July 14, 2021 Date:



STATUTORY WARRANTY DEED

Eleanor M. Hull and Diana L. Harrington, AS QUALIFIED BY THE FOLLOWING LANGUAGE CONTAINED IN THE DEED TO THE VESTEES HEREIN, with right of survivorship, Grantor, conveys and warrants to Liliane D. Salinas, 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 19 in Block 13 of Tract 1170, Third Addition to the Meadows, according to the official plat thereof on file in the office of the County Clerk, 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.
- 2. The 2021-2022 Taxes, a lien not yet payable.

The true consideration for this conveyance is \$245,000.00. (Here comply with requirements of ORS 93.030)

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 9th day of August	, 20_ <i>22.</i>].	
J. G. S.	Eleanor MH	
Diana L. Harrington	Eleanor M. Hull	

STATE OF Oregon

county of Jackson

This instrument was acknowledged before me on this \bigcirc

)ss.

by Diana L. Harrington and Eleanor M. Hull.

OFFICIAL STAMP
KATIE LYN HIRUNPUGDI
NOTARY PUBLIC-OREGON

COMMISSION NO. 990716

MY COMMISSION EXPIRES AUGUST 19, 2023

Notary Public for Oregon

My commission expires: 0811912023

day of T

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