

481106AM

470321070948

RECORDING REQUESTED BY:



1555 E. McAndrews Road, Ste 100  
Medford, OR 97504

**GRANTOR'S NAME:**

Affordable Homes of Oregon Inc.

**GRANTEE'S NAME:**

Harry Joseph Crandy

**AFTER RECORDING RETURN TO:**

Order No.: 470321076948-AC

Harry Joseph Crandy

5849 Winter Avenue

Klamath Falls, OR 97603

**SEND TAX STATEMENTS TO:**

Harry Joseph Crandy

5849 Winter Avenue

Klamath Falls, OR 97603

5849 Winter Avenue, Klamath Falls, OR 97603

2021-013695

Klamath County, Oregon

09/09/2021 11:49:01 AM

Fee: \$92.00

TICOR TITLE

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

**Affordable Homes of Oregon Inc., an Oregon corporation**, Grantor, conveys and warrants to **Harry Joseph Crandy**, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon:

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS TWO HUNDRED THOUSAND AND NO/100 DOLLARS (\$200,000.00). (See ORS 93.030).

**Subject to:**

Covenants, Conditions, Restrictions, Reservations, set back lines, Power of Special Districts, and easements of Record, 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.**

# STATUTORY WARRANTY DEED

(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated 9-02-2021; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

Affordable Homes of Oregon Inc., an Oregon Corporation

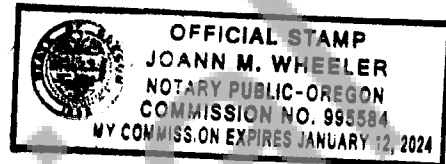
BY: Lester B. Jones, President  
Lester B Jones, President

State of Oregon  
County of Crook

This instrument was acknowledged before me on 9-2-2021 by Lester B. Jones, as President of Affordable Homes of Oregon Inc.

Joann M Wheeler  
Notary Public - State of Oregon

My Commission Expires: Jan 12, 2024



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Lot 4, KENNICOTT COUNTRY ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Unofficial  
Copy