

Acco # 4991804M

Fidelity National Title of Oregon Accommodation/Courtesy  
Recording only

**GRANTOR'S NAME:**  
Gerald A Dressel and Sandra Lynne Dressel

**GRANTEE'S NAME:**  
Brock D Dressell and Tyra E Dressel

**AFTER RECORDING RETURN TO:**  
Brock D Dressell and Tyra E Dressel  
1421 SE Eastwood Ct  
Milwaukie, OR 97267

**SEND TAX STATEMENTS TO:**  
Brock D Dressell and Tyra E Dressel  
1421 SE Eastwood Ct  
Milwaukie, OR 97267

Tax Acct No. 132813

**2021-014523**  
Klamath County, Oregon  
09/24/2021 09:45:03 AM  
Fee: \$87.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**STATUTORY WARRANTY DEED**

**Gerald A Dressel and Sandra Lynne Dressel, husband and wife, Grantor, conveys and warrants to Brock D Dressell and Tyra E Dressel, as tenants by the entirety, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Multnomah, State of Oregon:**

Lot fourteen (14), Block twelve (12), First Addition to River Pine Estates, County of Klamath, according to the official plat thereof on file with the County Clerk and subject to the Building and Use Restrictions appurtenant thereto and on file in Volume M-67, at page 3386 Deed Records.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS FIFTEEN THOUSAND AND NO/100 DOLLARS (\$15,000.00). (See ORS 93.030).

Subject to:

Covenants, conditions, restrictions, reservations, rights, rights of way and easements now 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: 9-7-21

Gerald A Dressel  
Gerald A Dressel

Sandra Lynne Dressel  
Sandra Lynne Dressel

State of Oregon

County of Clackamas

This instrument was acknowledged before me on Sept 7 2021 by Gerald A Dressell and Sandra  
Lynne Dressel

Kris Heppner  
Notary Public - State of Oregon

My Commission Expires: 5-14-2024

