

2021-014623

Klamath County, Oregon



00288105202100146230030037

THIS SPACE PROVIDED FOR RECORDER'S USE ON

09/27/2021 01:30:01 PM

Fee: \$92.00

WHEN RECORDED RETURN TO:

Billie & Bridget Miller
56545 Buckmaster St and taxes
Bly, Oregon, 97622

WARRANTY DEED

THE GRANTOR(S),

- Larry Pritchett, a single person,

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Billie Miller and Bridget Miller, 56545 Buckmaster St, Bly, Klamath County, Oregon, 97622,

the following described real estate, situated in Bly, in the County of Klamath County, State of Oregon:

Legal Description: lot 7 Block 4 Tract No. 1093, Pinecrest,
In the county of Klamath, state of Oregon

Manufacturer: Homette Manufacture Year: 1977

Square Footage: 1344 Includes Land

Roofing material: Composition Heating Type : Electric

Siding Type: Vertical Metal Cooling Type: Central Air Conditioning

- 3 bedroom / 2 bath 1344 Square Feet


Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: 205413

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. 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.

Grantor Signatures:

DATED: 1/17/11



Larry Pritchett
39 Autumn Oaks Drive
The Hills, Texas, 78738

STATE OF TEXAS, COUNTY OF TRAVIS, ss:

This instrument was acknowledged before me on this 17 day of November,
2020 by Larry Pritchett.

Mayra Portillo
Notary Public

Signature of person taking acknowledgment

Mayra Portillo, Notary Public
Title (and Rank)

My commission expires 01-20-2024

