



2021-016775

Klamath County, Oregon

11/05/2021 02:10:01 PM

Fee: \$92.00

THIS SPACE RESERVED FOR

After recording return to:

Cynthia K. Dailey and Robert A. Dailey

1726 Pine Grove Rd.

Klamath Falls, OR 97603

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

Cynthia K. Dailey and Robert A. Dailey

1726 Pine Grove Rd.

Klamath Falls, OR 97603

File No. 498285AM

STATUTORY WARRANTY DEED

Charles M. Stelley and Keli J. Patterson-Stelley, as Tenants by the Entirety,

Grantor(s), hereby convey and warrant to

Robert A. Dailey and Cynthia K. Dailey, husband and wife,

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:

The property described in Exhibit 'A' attached hereto and made a part hereof

The true and actual consideration for this conveyance is \$540,000.00.

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:

at

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.

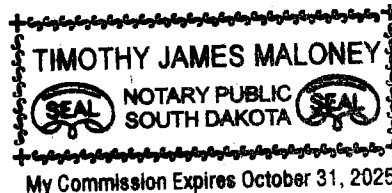
Dated this 3rd day of November, 2021

Keli J. Patterson-Stelley
Keli J. Patterson-Stelley

State of SD } ss
County of Clay }

On this 3rd day of November, 2021, before me, Timothy James Maloney a Notary Public in and for said state, personally appeared Keli J. Patterson-Stelley, 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.

[Signature]
Notary Public for the State of SD
Residing at: Minnehaha County
Commission Expires: 10/31/2025



[Signature]
Charles M. Stelley

State of Oregon } ss
County of Klamath }

On this 5 day of November, 2021, before me, Jenny Brazil a Notary Public in and for said state, personally appeared Charles M. Stelley, 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.

[Signature]
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 10/23/2022

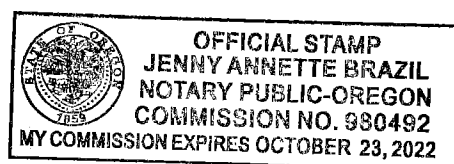


EXHIBIT "A"

Parcel 1:

A parcel of land in the SE1/4 of the NW1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, more particularly described as follows:

Beginning at a point which is South 88°58' East a distance of 30.0 feet and North 0°06' East a distance of 1093.20 feet from the Southwest corner of said SE1/4 of the NW1/4, said point also being on the East right of way line of Pine Grove Road; thence North 0°06' East, along said East line a distance of 200.64 feet; thence leaving said East line, and running South 89°30' East, a distance of 297.2 feet; thence South 0°06' West a distance of 201.11 feet; thence North 89°24' West a distance of 297.2 feet to the point of beginning.

Parcel 2:

A parcel of land in the SE1/4 NW1/4 of Section 9, Township 39 South, Range 10 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 88°58' East a distance of 30.0 feet and North 0°06' East a distance of 1093.20 feet from the Southwest corner of said SE1/4 NW1/4 and continuing North 0°06' East, along said East line a distance of 200.64 feet to the true point of beginning, said point also being on the East right of way line of Pine Grove Road; thence South 89°30' East, a distance of 297.2 feet; thence North 0°06' East a distance of 25 feet to the South line of property described in Deed Book M66 page 831; thence South 89°55' West along said South line, a distance of 297.2 feet to the East right of way line of Pine Grove Road; thence South along said East line, 25 feet, more or less, to the point of beginning.