



2022-000271

Klamath County, Oregon

01/07/2022 02:00:01 PM

Fee: \$97.00

THIS SPACE RESERVED FOR

After recording return to:

Anthony Holcomb

2825 Dakota Ct.

Klamath Falls, OR 97603

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

Anthony Holcomb

2825 Dakota Ct.

Klamath Falls, OR 97603

File No. 517228AM

STATUTORY WARRANTY DEED

Harold W. Strickland, Stanley R. Strickland and Virginia S. Tanner, as Tenants in Common ,

Grantor(s), hereby convey and warrant to

Anthony Holcomb,

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:

Parcel 2 of Land Partition 25-09, situated in the NW 1/4 SW 1/4 of Section 5, Township 39 South, Range 9 East of the Willamette Meridian, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, filed June 22, 2010 in 2010-007550 records of Klamath County.

The true and actual consideration for this conveyance is \$57,000.00.

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:

This Document is being signed in Counterpart

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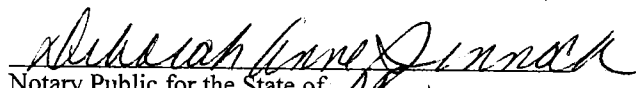
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

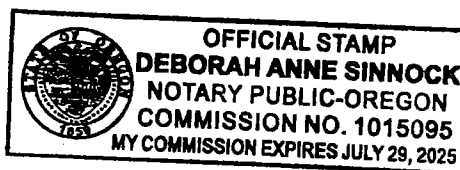
Dated this 5th day of JANUARY, 2022


Stanley R. Strickland

State of OR } ss
County of KLAMATH }

On this 5th day of January, 2022, before me, Deborah Anne Sinnock, a Notary Public in and for said state, personally appeared Stanley R. Strickland and, 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.


Notary Public for the State of OR
Residing at: Klamath Co.
Commission Expires: 7-29-25

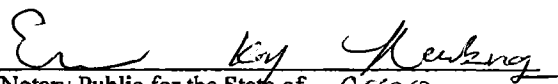


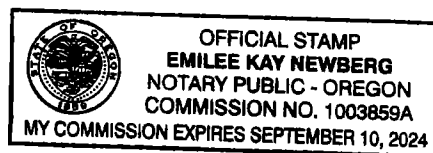


Harold W. Strickland

State of Oregon } ss
County of Clackamas }

On this 05 day of January, 2022, before me, Emilee Kay Newberg, a Notary Public in and for said state, personally appeared **Harold W. Strickland**, land and, 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.


Notary Public for the State of Oregon
Residing at: Clackamas
Commission Expires: 9/10/2024



Virginia S. Tanner

State of _____ } ss
County of _____ }

On this _____ day of January, 2022, before me, _____, a Notary Public in and for said state, personally appeared **Virginia S. Tanner**, 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.

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

Harold W. Strickland

State of _____ } ss
County of _____ }

On this _____ day of January, 2022, before me, _____, a Notary Public in
and for said state, personally appeared Harold W. Strickland, land and, 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.

Notary Public for the State of _____
Residing at: _____
Commission Expires: _____

Virginia S. Tanner
Virginia S. Tanner

State of Oregon } ss
County of Benton }

On this 6 day of January, 2022, before me, Margarita Solis, a Notary Public in
and for said state, personally appeared Virginia S. Tanner, 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.

M Solis
Notary Public for the State of Oregon
Residing at: Linn County
Commission Expires: 11-26-22

