

Richard Jon Carey
2509 SE Laurel Street
Milwaukie, OR 97267
Grantor's Name and Address

Jonathan August Carlson and Amanda Marie Carlson,
as tenants by the entirety
PO Box 293
Colton, OR 97017

Grantee's Name and Address

After recording, return to (Name and Address):

Jonathan August Carlson and Amanda Marie Carlson,
as tenants by the entirety
PO Box 293
Colton, OR 97017

Until requested otherwise, send all tax statements to (Name and Address):

Jonathan August Carlson and Amanda Marie Carlson,
as tenants by the entirety
PO Box 293
Colton, OR 97017

2022-000433

Klamath County, Oregon



00293806202200004330010014

01/12/2022 11:18:52 AM

Fee: \$82.00

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Richard Jon Carey,
hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Jonathan August Carlson and Amanda Marie Carlson, as tenants by the entirety,
hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
situated in Klamath County, State of Oregon, described as follows, to wit: (legal description of property):

PARCEL ONE:

The N1/2 of the S1/2 of the NW1/4 of the SW1/4 of the SW1/4 of Section 21, Township 34 South,
Range 13 East of the Willamette Meridian, Klamath County, OR.
APN: R113512 MapTaxLot: 3413-021C0-01600

PARCEL TWO:

The S1/2 of the S1/2 of the NW1/4 of the SW1/4 of the SW1/4 of Section 21, Township 34 South,
Range 13 East of the Willamette Meridian, Klamath County, OR.
APN: R113497 MapTaxLot: 3413-021C0-01700

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): Subject to
covenants, conditions, restrictions, easements, reservations, rights, rights of way and all matters appearing of record, and
that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of
all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 3,000.

In construing this instrument, where the context so requires, the singular includes the plural, and all grammatical changes shall
be made so that this instrument shall apply equally to businesses, other entities and to individuals.

IN WITNESS WHEREOF, grantor has executed this instrument on 1/10/2022; any
signature on behalf of a business or other entity is made with the authority of that entity.

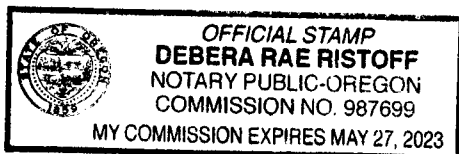
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD
INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND
SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON
LAWS 2009, AND SECTIONS 2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

STATE OF OREGON, County of Clarkamas ss.

This instrument was acknowledged before me on this 10 day of January, 2022,
by Richard J. Carey (Name(s) of Signer(s)).

(SEAL)

IN WITNESS WHEREOF, I hereto set my hand and official seal.



Notary Public for the State of Oregon

My commission expires 5-27-2023