



2022-000639

Klamath County, Oregon

01/18/2022 11:50:02 AM

Fee: \$87.00

THIS SPACE RESERVED FOR

After recording return to:

Jerome M. Falconio and Carol A. Falconio, Trustees of
the Jerome and Carol Falconio Family Trust

6492 Du Sault Dr.

San Jose, CA 95119

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

Jerome M. Falconio and Carol A. Falconio, Trustees of
the Jerome and Carol Falconio Family Trust

6492 Du Sault Dr.

San Jose, CA 95119

File No. 515509AM

STATUTORY WARRANTY DEED

Benjamin R. Siebel and Melanie M. Brent, as Tenants in Common,

Grantor(s), hereby convey and warrant to

Jerome M. Falconio and Carol A. Falconio, Trustees of the Jerome and Carol Falconio Family Trust,

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:

**Lot 10 in Block 213 of MILLS SECOND ADDITION, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.**

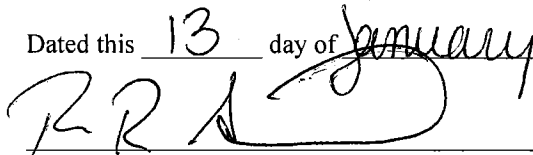
The true and actual consideration for this conveyance is \$204,900.00.

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:

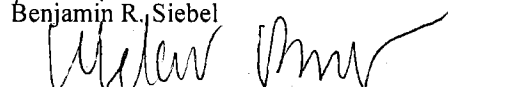
87

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 13 day of January, 2022



Benjamin R. Siebel

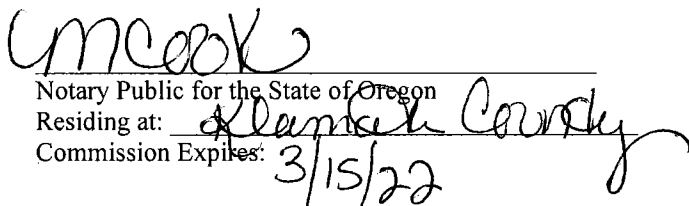


Melanie M. Brent

State of Oregon } ss,
County of Clatsop }

On this 13 day of January, 2022, before me, Melissa Cook a Notary Public in and for said state, personally appeared Benjamin R. Siebel and Melanie M. Brent, 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: Clatsop County
Commission Expires: 3/15/22

