



Evergreen
Land Title Company

2022-003187

Klamath County, Oregon

03/15/2022 01:24:01 PM

Fee: \$82.00

After recording return to: (Name, Address, Zip)

Evergreen Land Title Company

260 Country Club Road, Ste. 120, Eugene, OR 97401

Until requested otherwise, send all tax statements to:

SCOTT M. MCLAUGHLIN

~~124676 Muttonchop Court, Crescent Lake, OR 97733~~

3951 Kalmia Lane, Springfield, OR 97478

GRANTOR:

MICHAEL S. MCLAUGHLIN and SANDRA L.

MCLAUGHLIN

5951 Kalmia Lane, Springfield, OR 97478

GRANTEE:

SCOTT M. MCLAUGHLIN and ERIN L. MCLAUGHLIN

OR

ORDER NO. 22-24899

TAX ACCOUNT NO. R163021/M873286

MAP NO. R-2607-001A0-02800-000

Space Above Reserved for Recorder's Use

STATUTORY WARRANTY DEED

(Individual Grantor)

MICHAEL S. MCLAUGHLIN and SANDRA L. MCLAUGHLIN, as tenants by the entirety, Grantor, conveys and warrants to SCOTT ~~M~~MCLAUGHLIN and ERIN ~~L~~MCLAUGHLIN, as tenants by the entirety, Grantee, the following described real property free of encumbrances, except as specifically set forth herein, situated in Klamath County, State of Oregon, to wit:

* MICHAEL

** LINN

Lot 9 in Block 8, TRACT 1042 - TWO RIVERS NORTH, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to and excepting: Covenants, Conditions, Restrictions and Easements of record.

The 2019-2020 Taxes: A lien not yet due or payable.

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.

The true and actual consideration for this conveyance is \$100,000.00. (Here, comply with the requirements of ORS 93.030.)

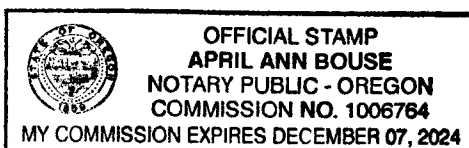
Dated this March 10, 2022

MICHAEL S. MCLAUGHLIN

SANDRA L. MCLAUGHLIN

State of Oregon
County of Lane

The foregoing instrument was acknowledged before me this 15 day of March, 2022, by
MICHAEL S. MCLAUGHLIN and SANDRA L. MCLAUGHLIN.



Notary Public in and for the State of Oregon

My commission expires: 12-7-2024