

BS

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED

2022-003505

Klamath County, Oregon



00297322202200035050020029

03/22/2022 02:51:40 PM

Fee: \$87.00

SPACE RESERVED
FOR
RECORDER'S USE

Birgit K. A. Lewis
7305 Flag Ct.
Klamath Falls, OR 97603

Grantor's Name and Address

Birgit K. A. Lewis and Mike Veltre
Holds interests in common with 100% ownership
PO Box 3244 Reno, NV 89504

Grantee's Name and Address

After recording, return to (Name and Address):

Birgit Lewis
7305 Flag Ct.
Klamath Falls, OR 97603

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

Birgit Lewis
7305 Flag Ct.
Klamath Falls, OR 97603

WARRANTY DEED

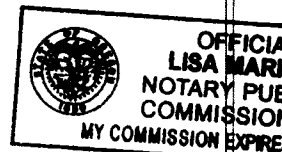
Birgit K. A. Lewis

("grantor"), for the consideration below, does hereby grant, bargain, sell and convey to

Birgit K. A. Lewis and Mike Veltre as tenants in common with
parts of ownership

("grantee"), all of that certain real property,
with all rights and interests belonging or relating thereto, situated in Klamath County, Oregon, described as
follows (legal description of property; description space continued on reverse):

Lot 4 in Block 1 of Country Green, Tract # 1095,
according to the official Plat thereof on file in the
office of the County Clerk, Klamath County, OR



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

The true and actual consideration paid by grantee to grantor for this transfer is (check one or both; see ORS 93.030):

☒ \$5,000

☐ other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration.

(CONTINUED)

Returned at Counter



And grantor hereby covenants to and with grantee, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

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 encumbrances described above.

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.

Grantor has executed this instrument on 3-22-22; 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 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.

Bright Lewis

STATE OF OREGON, County of Klamath,
This record was acknowledged before me on March 22, 2022
by Bright K. A. Lewis.

This record was acknowledged before me on
by _____
as _____
of _____

**L STAMP
E KESSLER
LIC-OREGON
NO. 982076
DECEMBER 19, 2022**

**OFFICIAL STAMP
LISA MARIE KESSLER
NOTARY PUBLIC-OREGON
COMMISSION NO. 982076
MY COMMISSION EXPIRES DECEMBER 19, 2022**

Lisa M. Kessler
Notary Public for Oregon
My commission expires December 19, 2022