2022-006988
Klamath County, Oregon

00301250202200069880060067

06/03/2022 12:53:35 PM

Fee: \$107.00

2022-006139

Klamath County, Oregon

00300283202200061390060060

After recording please return to: David Hacek Shelley Hacek 1832 Moraga Ave SE Albany, OR 97322 APN: R-3610-012B0-07300-000

05/13/2022 01:34:53 PM

Fee: \$107.00

Mail Tax Statements to Above

Consideration: David & Shelley Hacek will trade their parcel of property R-3611-003C0-06100-000 and other valuable goods for the parcel of property listed above R-3610-012B0-07300-000.

SPECIAL WARRENTY DEED
ARTHUR FRANCIS PRICE, LILENN LEO PRICE AND

For and in consideration paid, the undersigned, Art Price, Glemr Price and College Maria R EKER
For and in consideration paid, the undersigned, Art Price, Glemr Price and College Reker, hereinafter referred to as Grantor, hereby conveys all rights and title in following described real estate to David Hacek and Shelley Hacek, hereinafter referred to as Grantee, legally described as:

LEGAL DESCRIPTION: Lot 29, Block 30, Nimrod River Park, 4<sup>th</sup> Addition, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Situate in the County of Klamath in the state of Oregon

The Grantor will defend the right and title to real estate described above against claims against the Grantee arising from, under of through Grantor only.

The Grantee accepts the real estate in "as is" condition and where presently located including any improvements, structures, easements, or encumbrances. The Grantor makes no representation about the suitability of the real estate for a particular purpose or the conditions therein. The Grantee has had an opportunity for due diligence and is purchasing this property base on the Grantee's judgment and inquiry.

If a court competent jurisdiction finds any provision, clause or section of this document to be illegal, invalid, or unenforceable as to any circumstance, that findings shall not make the offending provision, clause, or section illegal, or unenforceable as to any other circumstance. If feasible the offending provision, clause, or section shall be considered modified so that it shall become legal, valid and enforceable. If the offending provision, clause, or section cannot be modified, it shall be considered deleted from this document. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision clause or section this document shall not affect the legality, validity, or enforceability of any other provision, clause, or section of this document.

A RERECORD AT THE REQUEST OF THE GRANTEE, TO CORRECT GRANTOR NAMES IN PREVIOUSLY RECORDED DEED 2022-006139

Witness my hand thisday of	May 2022
Colleen Reker	
State of Colorado Carifo nu County of Mesa Contra Costa	
The Foregoing Instrument was acknowledged by	5Th Manua
The Foregoing Instrument was acknowledged by Colleen Reker	pefore me this day of
LISA CONTRERAS COMM. # 2279737 NOTARY PUBLIC-CALIFORNIA CONTRA COSTA COUNTY MY COMM. EXP. APR. 1, 2023	Ha Contreres
My Commission Expires: $\frac{4}{1}$ /1023	

Witness my hand this 10 day of May 2022  Art Price
State of California County of Contra Costa
The Foregoing Instrument was acknowledged before me this 10 day of
My Commission Expires: 4//2023  LISA CONTRERAS COMM. # 2279737 NOTARY PUBLIC-CALIFORNIA CONTRA COSTA COUNTY MY COMM. EXP. APR. 1, 2023

Witness my hand this 10 day of May , 2022
Gla Pri
Glenn Price
State of California County of Contra Costa
The Foregoing Instrument was acknowledged before me this $\frac{10^{10}}{2000}$ day of $\frac{10^{10}}{2000}$ by Glenn Price
Floa Contreras
My Commission Expires: 4/1/2-023  LISA CONTRERAS COMM # 2279737 NOTARY PUBLIC - CALIFORNIA CONTRA COSTA COUNTY MY COMM. EXP. APR. 1, 2023

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy or validity of that document.

STATE OF CALIFORNIA	}ss.
COUNTY OF CONTRA COSTA	}

WITNESS my hand and official seal.

Signature

On May 10, 2022, before me, LISA CONTRERAS, a notary public, personally appeared Glenn Price and Art Price\_proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

LISA CONTRERAS

COMM. # 2279737
NOTARY PUBLIC - CALIFORNIA CONTRA COSTA COUNTY
MY COMM. EXP. APR. 1, 2023

	(This area for official notarial seal)
Title of Document: Special Wa	arranty Deed

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy or validity of that document.

STATE OF CA	ALIFORNIA
COUNTY OF	<b>CONTRA COSTA</b>

WITNESS my hand and official seal.

Signature

}ss.

On May 5, 2022, before me, LISA CONTRERAS, a notary public, personally appeared Colleen Reker\_proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

LISA CONTRERAS

COMM. # 2279737
NOTARY PUBLIC - CALIFORNIA
CONTRA COSTA COUNTY
MY-COMM. EXP. APR. 1, 2023