

After Recording Return To:  
First American Title

2022-007008

Klamath County, Oregon

06/03/2022 01:46:01 PM

Fee: \$87.00



After recording return to:  
Luke Grandlund and Jordan  
Grandlund  
1424 NW 3rd St  
Bend, OR 97703

Until a change is requested all tax  
statements shall be sent to the  
following address:  
Luke Grandlund and Jordan Grandlund  
1424 NW 3rd St  
Bend, OR 97703

File No.: 7061-3937292 (SJN)  
Date: April 26, 2022

THIS SPACE RESERVED FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

**Jon W. Danks and Mariah L. Danks, as tenants by the entirety**, Grantor, conveys and warrants to  
**Luke Grandlund and Jordan Grandlund as tenants by the entirety**, Grantee, the following  
described real property free of liens and encumbrances, except as specifically set forth herein:

**LEGAL DESCRIPTION:** Real property in the County of Klamath, State of Oregon, described as follows:

**Lot 47 in DIAMOND PEAKS, TRACT NO. 1355, according to the official plat thereof on file in  
the office of the County Clerk of Klamath County, Oregon.**

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$478,700.00**. (Here comply with requirements of ORS 93.030)

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.

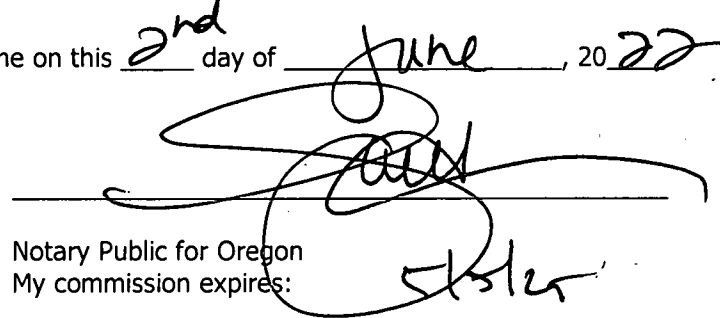
Dated this 2 day of June, 2022.

  
Jon W. Danks

  
Mariah L. Danks

STATE OF Oregon )  
County of ~~Klamath~~ Deschutes ) ss.

This instrument was acknowledged before me on this 2nd day of June, 2022  
by **Jon W. Danks and Mariah L. Danks.**

  
Notary Public for Oregon  
My commission expires: 5/5/25

