



THIS SPACE RESERVED FOR

2022-007746
Klamath County, Oregon
06/23/2022 09:08:01 AM
Fee: \$87.00

After recording return to:

Henry Saraye and Tara Saraye

1892 N. Nordic Pl.

Orange, CA 92865

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

Henry Saraye and Tara Saraye

1892 N. Nordic Pl.

Orange, CA 92865

File No. 543465AM

STATUTORY WARRANTY DEED

Cynthia R. Bourgeau and Kriss J. Wessling, as Tenants by the Entirety ,

Grantor(s), hereby convey and warrant to

Henry Saraye and Tara Saraye, as Tenants by the Entirety,

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:

The Southeasterly 1/2 of Lots 6 and 7 in Block 84, Klamath Addition to the City of Klamath Falls, 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 \$174,000.00.

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:

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 19th day of June, 2022.

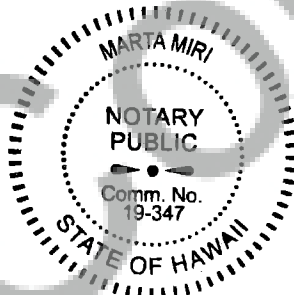
Cynthia R. Bourgeau
Cynthia R. Bourgeau

Kriss J. Wessling
Kriss J. Wessling

State of Hawaii } ss
County of Hawaii

On this 19th day of June, 2022, before me, Marta Miri, a Notary Public in and for said state, personally appeared Cynthia R. Bourgeau and Kriss J. Wessling, 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.

Marta Miri
Notary Public for the State of Hawaii
Residing at: Kailua Kona HI 96740
Commission Expires: 8-11-2023



Date: 06/19/2022 Thurs Circuit
Notary Name: MARTA MIRI
Comm Exp Date: 8-11-2023
Notary Signature: [Signature]
NOTARY CERTIFICATION (Stamp or Seal)