



2022-009758

Klamath County, Oregon

08/11/2022 10:21:01 AM

Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Thomas Michael Quinn

4729 N.E. Alberta Ct

Portland, OR 97218

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

Thomas Michael Quinn

4729 N.E. Alberta Ct

Portland, OR 97218

File No. 551387AM

STATUTORY WARRANTY DEED

**Gary D. DeLong and Kathleen E. DeLong,
as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

Thomas Michael Quinn,

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:

Parcel 2 of Land Partition 22-14, being a replat of Lots 1 and 2, Block 3, "Fairview Addition to the City of Klamath Falls" situated in the Northwest 1/4 Southeast 1/4 of Section 29, Township 38 South, Range 9 East of the Willamette Meridian, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, filed December 4, 2015 in 2015-013111 records of Klamath County.

The consideration paid for the transfer is \$190,000.00, PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.

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:

2022-2023 Real Property Taxes, a lien not yet due and payable

87

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 6 day of August, 2022

ju 1031 Corp. as qualified intermediary for: Gary D DeLong and Kathleen E. DeLong

By: _____

Read and Approved by: ---

Gary D. DeLong
Gary D DeLong

Kathleen E. DeLong
Kathleen E. DeLong

State of Oregon) ss
County of MALHEUR }

On this 6th day of AUGUST, 2022, before me, LAUREL A HOLLOWAY a Notary Public in and for said state, personally appeared Gary D. DeLong and Kathleen E. DeLong, 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.

Laurel A Holloway
Notary Public for the State of Oregon
Residing at: NEW PLYMOUTH, ID
Commission Expires: 01/13/2025

