



THIS SPACE RESERVED FOR

2022-013069
Klamath County, Oregon
11/04/2022 01:08:02 PM
Fee: \$87.00

After recording return to:
Casey L. Gallagher
5824 Southgate Dr.
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Casey L. Gallagher
5824 Southgate Dr.
Klamath Falls, OR 97603
File No. 568287AM

STATUTORY WARRANTY DEED

Dave W. Owens and Larissa N. Owens, as Tenants by the Entirety,
Grantor(s), hereby convey and warrant to

Casey L. Gallagher,
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 SW1/4 of the NW1/4 and the W1/2 of the SE1/4 of the NW1/4 of Section 21, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$110,000.00.
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:

Unofficial Copy

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 Nov, 2022

Dave W. Owens
Dave W. Owens
Larissa N. Owens
Larissa N. Owens

State of Oregon } ss
County of Jackson }

On this 2 day of November, 2022, before me, Ashley Elmer a Notary Public in and for said state, personally appeared Dave W. Owens and Larissa N. Owens, 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.

Ashley Elmer
Notary Public for the State of Oregon
Residing at: Jackson County
Commission Expires:

