

After Recording Return To:

Leahy Cox, LLP  
188 West B Street, Bldg N  
Springfield, OR 97477

Until Requested otherwise,  
send all tax statements to:

Santos Flors  
3020 Lodi Street  
Klamath Falls OR 97603

**SPECIAL WARRANTY DEED - STATUTORY FORM**

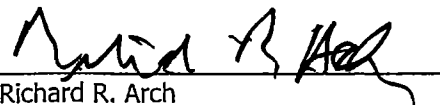
Richard R. Arch, Grantor, conveys and warrants to Santos Flores and Shannali Wafford, Husband and Wife, Grantees, the following described real property situated in Klamath County, Oregon and more particularly described as follows:

The Easterly 73.20 feet of the Southerly 32.50 feet of Lot 14 and the Easterly 73.20 feet of the Northerly 32.50 feet of Lot 13 of Independence Tracts, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The true consideration of this conveyance is \$111,028.00.

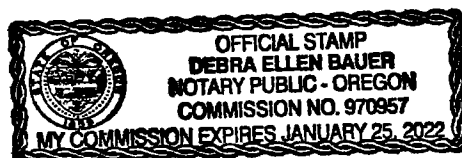
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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 17 day of September, 2018.

  
Richard R. Arch

STATE OF OREGON    )  
                                  ) ss.  
County of Lane     )

This instrument was acknowledged before me by Richard R. Arch on September 17, 2018.



  
Notary Public for Oregon