



2023-000901
Klamath County, Oregon
02/09/2023 11:22:01 AM
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

William F. Hill III

18131 Hill Rd.

Klamath Falls, OR 97603

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

William F. Hill III

18131 Hill Rd.

Klamath Falls, OR 97603

File No. 575231AM

STATUTORY WARRANTY DEED

Robert Douglas and Corrine Douglas, as Tenants by the Entirety ,

Grantor(s), hereby convey and warrant to

William F. Hill III,

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:

Beginning at a point 132.0 feet North of the Center of the East line of the NE1/4 SE1/4 of Section 11, Township 41 South, Range 10 East of the Willamette Meridian, extending thence North along said line a distance of 82.5 feet; thence West 825.0 feet; thence South 82.5 feet; thence East 825.0 feet to the point of beginning, in the County of Klamath, State of Oregon.

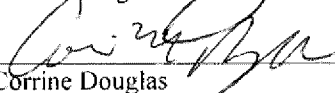
The true and actual consideration for this conveyance is \$270,000.00.

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 8 day of February, 2023

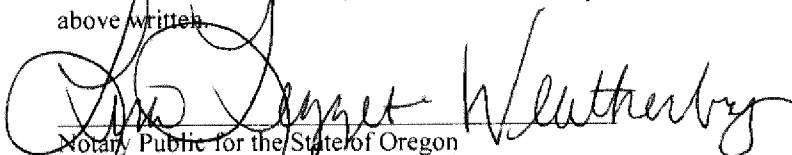

Robert Douglas


Corrine Douglas

State of Oregon } ss
County of Klamath }

On this 8 day of February, 2023, before me, Lisa Legget Weatherby Notary Public in and for said state, personally appeared Robert Douglas and Corrine Douglas, 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.


Notary Public for the State of Oregon
Residing at: Klamath Falls OR
Commission Expires: 10/1/2023

