



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Tonya Moon
2206 Washburn Way #1032
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Tonya Moon
2206 Washburn Way #1032
Klamath Falls, OR 97603
File No. 636722AM

STATUTORY WARRANTY DEED

Theodore Holm who acquired title as Ted C. Holm and Penny L. Holm,
Grantor(s), hereby convey and warrant to

Tonya Moon,
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 Southeast quarter (SE¼) of the Southeast quarter (SE¼) of the Southwest quarter (SW¼) of Section 19, Township 32, Range 8, East Willamette Meridian, Klamath County, Oregon

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:
3208-01900-01800

The true and actual consideration for this conveyance is \$86,750.00.
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:
Real property taxes due, if any, but not yet payable



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 10 day of June, 2024.

Theodore C Holm
Theodore Holm who acquired title as Ted C. Holm

Penny L Holm
Penny L Holm

State of Oregon } ss
County of Klamath }

On this 10 day of June, 2024, before me,
Emily Coe a Notary Public in and for said state, personally
appeared Theodore Holm and Penny L. Holm, 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.

Emily Coe
Notary Public for the State of Oregon
Residing at: Klamath Falls, OR
Commission Expires: 9/27/2025

