



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Charles Dean Long and Christina Lynn Long
2263 Applegate Ave.
Klamath Falls, OR 97601

Until a change is requested all tax statements shall be
sent to the following address:
Charles Dean Long and Christina Lynn Long
2263 Applegate Ave.
Klamath Falls, OR 97601
File No. 666204AM

STATUTORY WARRANTY DEED

David Y. Boon and June A. Boon, as Tenants by the Entirety, and Mary L. Watson,
Grantor(s), hereby convey and warrant to

Charles Dean Long and Christina Lynn Long, as Tenants by the Entirety,
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:

Lot 664, Block 116, Mills Addition to the City of Klamath Falls, according to the official plat thereof
on file in the office of the County Clerk, Klamath County, Oregon.

The true and actual consideration for this conveyance is \$142,500.00.
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.

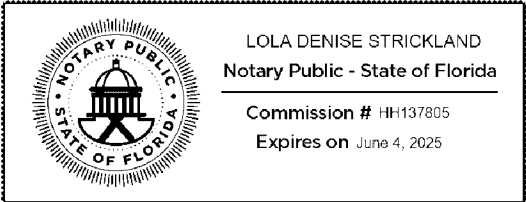
Dated: February 19th, 2025

David Y. Boon
David Y. Boon

State of Florida } ss
County of Duval }

On this 19th day of February, 2025, before me, Lola Denise Strickland, a Notary Public in and for said state, personally appeared David Y. Boon, 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.

Lola Denise Strickland Provided CO DRIVER LICENSE
Lola Denise Strickland
Notary Public for the State of Florida
Residing at: 02/19/2025
Commission Expires: 06/04/2025



Notarized remotely online using communication technology via Proof.

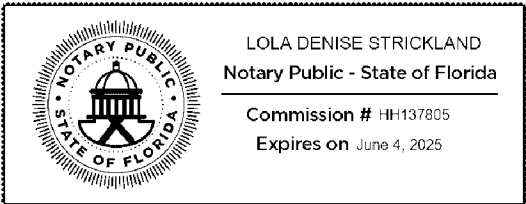
Dated: February 19th, 2025

June A. Boon
June A. Boon

State of Florida } ss
County of Duval }

On this 19th day of February, 2025, before me, Lola Denise Strickland, a Notary Public in and for said state, personally appeared June A. Boon, 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.

Lola Denise Strickland Provided CO DRIVER LICENSE
Lola Denise Strickland
Notary Public for the State of Florida
Residing at: Duval
Commission Expires: 06/04/2025



Notarized remotely online using communication technology via Proof.

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.

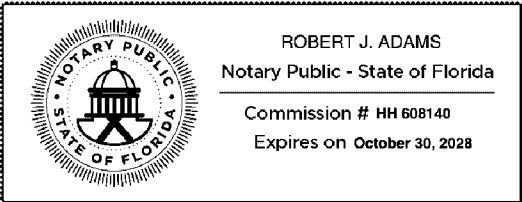
Dated: February 19th, 2025

Mary L. Watson
Mary L. Watson

State of Florida } ss
County of Highlands }

On this 19th day of February, 2025, before me, Robert J. Adams, a Notary Public in and for said state, personally appeared Mary L. Watson, 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. provided drivers license as proof of ID.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Robert J. Adams
Notary Public for the State of Florida
Residing at: Highlands County
Commission Expires: 10/30/2028
Robert J. Adams



Notarized remotely online using communication technology via Proof.