



2025-003805  
Klamath County, Oregon  
05/21/2025 12:36:01 PM  
Fee: \$87.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Steffany Bennett-Depew and Trenton Bennett-  
Depew

1804 Birch St.

Klamath Falls, OR 97601

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

Steffany Bennett-Depew and Trenton Bennett-  
Depew

1804 Birch St.

Klamath Falls, OR 97601

File No. 676888AM

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### STATUTORY WARRANTY DEED

**Matthew A. Cornachione and Kristen Cornachione, as Tenants by the Entirety ,**

Grantor(s), hereby convey and warrant to

**Steffany Bennett-Depew and Trenton Bennett-Depew, 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 15 and the Westerly adjacent 20 feet of Lot 14, Block 12, ELDORADO ADDITION to the City of  
Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of  
Klamath County, Oregon.**

**The true and actual consideration for this conveyance is \$320,000.00.**

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:

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: May 6, 2025



Matthew A. Cornachione



Kristen Cornachione

State of Oregon } ss  
County of Klamath }

On this 20 day of May, 2025, before me, Melissa Cook a Notary Public in and for said state, personally appeared Matthew A. Cornachione and Kristen Cornachione, 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 County

Commission Expires: 3/7/26

