



THIS SPACE RESERVED FOR RECORDER'S USE

2025-007804
Klamath County, Oregon
09/02/2025 02:18:02 PM
Fee: \$92.00

After recording return to:
Terry Joe Lewis II
~~34142 Copperfield Dr.~~ 147 Umatilla ST Apt 6
~~Chiloquin, OR 97624~~ Sutherlin OR 97479

Until a change is requested all tax statements shall be sent to the following address:
Terry Joe Lewis II
34142 Copperfield Dr.
Chiloquin, OR 97624
File No. 1012540

STATUTORY WARRANTY DEED

Jon Rey Delarosa and Stella Valeena Delarosa, as Tenants by the Entirety , Grantor(s), hereby convey and warrant to

Terry Joe Lewis II ,
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 3 in Block 1 of TRACT 1021, WILLIAMSON RIVER KNOLL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH an undivided 1/80th interest in the following described property: The Easterly 60 feet of that portion of Government Lots 40, 41, 44 and 45, lying South of the Williamson River Knoll Subdivision and North of the Williamson River.

The true and actual consideration for this conveyance is \$350,000.00.
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: August 28, 2025
Jon Rey Delarosa
Jon Rey Delarosa
Stella Valeena Delarosa
Stella Valeena Delarosa

State of Oregon } ss
County of Klamath }

On this 28 day of August, 2025, before me, Emily Jean Coe, a Notary Public in and for said state, personally appeared Jon Rey Delarosa and Stella Valeena Delarosa, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged that he/she/they executed the 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 Jean Coe
Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires: 9/27/2025

