

05 JUN 22 PM 3:27

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After recording return to:
Walter L. McPherson, Jr. and Mona L.
McPherson

*3178 Old Military Rd
Central Point OR 97502*

Until a change is requested all tax statements
shall be sent to the following address:
Walter L. McPherson, Jr. and Mona L.
McPherson

same

File No.: 7021-526578 (SAC)
Date: June 20, 2005

THIS S State of Oregon, County of Klamath
Recorded 06/22/05 3:27 P m
Vol M05 Pg 46907-08
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Diamond Key Builders LLC, Grantor, conveys and warrants to **Walter L. McPherson, Jr. and Mona L. McPherson as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 40 Tract 1403, First Addition to Klamath Meadows East, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is **\$188,125.00**. (Here comply with requirements of ORS 93.030)

Dated this 22 day of June, 20 05

McP

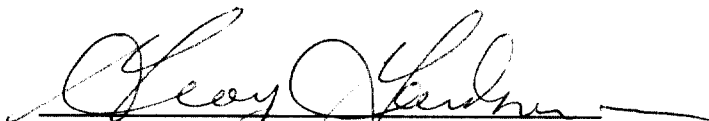
46908

APN: 890576

Statutory Warranty Deed
- continued

File No.: 7021-526578 (SAC)
Date: 06/20/2005

Diamond Key Builders LLC



By: George H. Gardner, Managing
Member

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 20 day of June, 2005
by George H. Gardner as Managing Member of Diamond Key Builders LLC, on behalf of the .

Notary Public for Oregon
My commission expires: 03/25/07

