

05 AUG 3 AM 11:01

MTT - 70445 MS



Vol M05 Page 60716

State of Oregon, County of Klamath
THIS SPACE Recorded 08/03/05 11:01A m
Vol M05 Pg 60716
Linda Smith, County Clerk
Fee \$ 21⁰⁰ # of Pgs 1

After recording return to:
Charles Keith Sontag
12189 Kann Srings
Keno, OR 97627

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

Charles Keith Sontag
12189 Kann Srings
Keno, OR 97627

Escrow No. MT70445-MS
Title No. 0070445

SWD

STATUTORY WARRANTY DEED

David M. Wells and Darcy L. Wells, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Charles Keith Sontag and Diana G. Sontag, 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:

The Southeasterly 17 feet of Lot 2 and the Northwesterly 66 feet of Lot 3, WINEMA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-001BA-00300-000

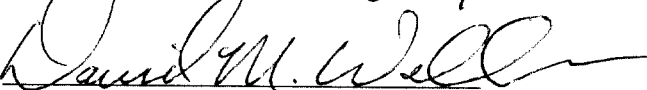
Key No: 505518


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:

The true and actual consideration for this conveyance is **\$229,000.00**.

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.

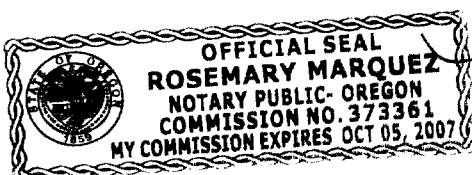
Dated this 28 day of July, 2005.



David M. Wells


Darcy L. Wells

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 28, 2005 by Darcy L. Wells, ~~fact for David M. Wells.~~ **AND** ~~individually and as attorney in~~




(Notary Public for Oregon)
My commission expires 10-5-7

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