



After recording return to:  
Carrie A. Hamel  
1075 West B Street  
Dixon, CA 95620

Until a change is requested all tax statements  
shall be sent to the following address:  
Carrie A. Hamel  
1075 West B Street  
Dixon, CA 95620

File No.: 7021-632672 (DMC)  
Date: August 29, 2005

THIS SPACE RESERVED FOR RECORDER'S USE

State Of Oregon, County Of Klamath

**M05-63187**

08/30/2005 03:50:37 PM

# Of Pages 2 Fee: \$26.00

### STATUTORY WARRANTY DEED

**Diamond Key Builders, LLC**, Grantor, conveys and warrants to **Carrie A. Hamel**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 32 in 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. The **2005-2006** Taxes, a lien not yet payable.
2. 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 **\$213,900.00**. (Here comply with requirements of ORS 93.030)

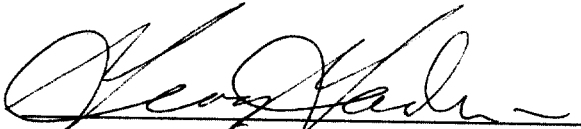
Dated this 30 day of August, 2005.

APN: R890571

Statutory Warranty Deed  
- continued

File No.: 7021-632672 (DMC)  
Date: 08/29/2005

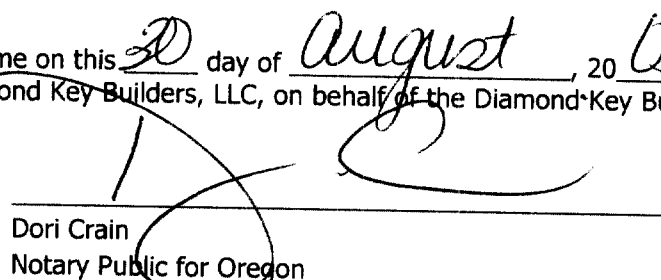
Diamond Key Builders, LLC

  
By: George H. Gardner, President

STATE OF Oregon )  
County of Klamath )ss.  
)

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



  
Dori Crain  
Notary Public for Oregon  
My commission expires: November 7, 2005