



After recording return to:
Douglas L. Wardell, Jr. and Dianna L. Wardell
5401 East Ridge St SE
Salem, OR 97306

Until a change is requested all tax statements shall be sent to the following address:
Douglas L. Wardell, Jr. and Dianna L. Wardell
5401 East Ridge St SE
Salem, OR 97306

File No.: 7081-663088 (LAS)
Date: September 14, 2005

M05-64676

Klamath County, Oregon

09/20/2005 12:13:11 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

David R. Burritt, Sr. and Maryann L. Burritt as tenants by the entirety, Grantor, conveys and warrants to **Douglas L. Wardell, Jr. and Dianna L. Wardell as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

*Nye-Wardell

Lot 13 in Block 2 of Crescent Pines, 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 **\$107,000.00**. (Here comply with requirements of ORS 93.030)

26. F

APN: 147237

Statutory Warranty Deed
- continued

File No.: 7081-663088 (LAS)
Date: 09/14/2005

Dated this 15 day of September, 2005.

David R. Burritt Sr.
David R. Burritt Sr.

Maryann L. Burritt
Maryann L. Burritt

STATE OF Oregon)
County of Deschutes)ss.

This instrument was acknowledged before me on this 15 day of September, 2005
by **David R. Burritt, Sr. and Maryann L. Burritt.**

Vanessa R. Carpenter

Notary Public for Oregon
My commission expires: July 5, 2009

