



After recording return to:
Richard Winter and Debra Winter
3206 Wingate
Carson City, NV 89706

Until a change is requested all tax statements
shall be sent to the following address:
Richard Winter and Debra Winter
3206 Wingate
Carson City, NV 89706

File No.: 7021-681961 (DMC)
Date: October 07, 2005

M05-68251

Klamath County, Oregon

11/03/2005 03:39:23 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Lori Beth Isherwood, who aquired title as Lori Beth Allen, Grantor, conveys and warrants to **Richard Winter and Debra Winter as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 20 Block 123 Klamath Falls Forest Estates Highway 66 Unit, Plat No. 4, 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 **\$7,000.00**. (Here comply with requirements of ORS 93.030)

gle

ALC 10/5

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