

MT72092KR



M05-68985

Klamath County, Oregon

11/14/2005 02:45:02 PM

Pages 1 Fee: \$21.00

After recording return to:

Michelle ~~Clay~~ A. Berry

3737 Pine Grove Rd.

Klamath Falls, OR 97603

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

Michelle ~~Clay~~- A. Berry

3737 Pine Grove Rd.

Klamath Falls, OR 97603

Escrow No. MT72092-KR

Title No. 0072092

SWD

STATUTORY WARRANTY DEED

Sandra J. Gunning, Grantor(s) hereby convey and warrant to

MICHELLE A. BERRY

, 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 South one-half of Lot 8 in Block 1 of PINE GROVE RANCHETTES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3910-009AC-01600-000

Key No: 593192

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 **\$175,000.00**.

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 11th day of November, 2005

Sandra J. Gunning

Sandra J. Gunning

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Nov. 11, 2005 by Sandra J. Gunning.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



2/0