



After recording return to:  
Kenneth C. Watson  
950 North 9th  
Coos Bay, OR 97420

Until a change is requested all tax statements  
shall be sent to the following address:  
Kenneth C. Watson  
950 North 9th  
Coos Bay, OR 97420

File No.: 7021-711831 (DMC)  
Date: November 16, 2005

**M05-69657**

Klamath County, Oregon

11/22/2005 03:29:38 PM

Pages 2 Fee: \$26.00

### **STATUTORY WARRANTY DEED**

**Phillip L. Merrel**, Grantor, conveys and warrants to **Kenneth C. Watson and Laura Neilson, not as tenants in common, but with rights of survivorship**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lots 23 and 24 in Block 14 of Klamath Forest Estates, 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. 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 **\$9,500.00**. (Here comply with requirements of ORS 93.030)

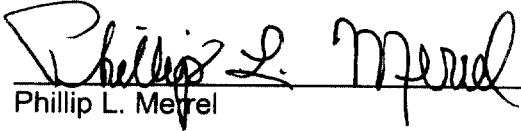
Dated this 19 day of NOVEMBER, 2005.

*2005*

APN: 264788

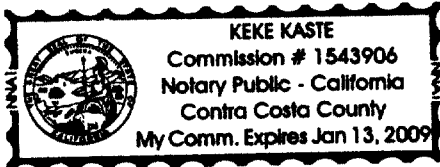
Statutory Warranty Deed  
- continued

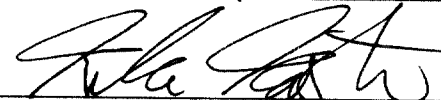
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Phillip L. Merrel

STATE OF California )  
County of CONTRA COSTA ) ss.

This instrument was acknowledged before me on this 19<sup>TH</sup> day of NOVEMBER, 2005  
by **Phillip L. Merrel**.



  
Notary Public for CONTRA COSTA COUNTY, CALIFORNIA  
My commission expires: 1/13/09