



After recording return to:
Jonathan L. Ewing and Vivian M.
Ewing
1575 Manchester Drive
Eugene, OR 97401

Until a change is requested all tax statements
shall be sent to the following address:
Jonathan L. Ewing and Vivian M. Ewing
1575 Manchester Drive
Eugene, OR 97401

File No.: 7191-701176 (wkc)
Date: November 29, 2005

M05-70218

Klamath County, Oregon

12/01/2005 11:47:15 AM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Walter Scot Graham, Grantor, conveys and warrants to **Jonathan L. Ewing and Vivian M. Ewing as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 8 Block 1, Tract No. 1052, Crescent Pines, according to the official plat thereof on file in the office of the County Clerk, 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.
2. Subject to the NEW reservation of:

A 25 foot by 175 foot perpetual easement located immediately adjacent to the Southern boundary line of the property. The owner of the easement and the owner of the property shall have the right to permit use of the easement by others, including any persons named by Seller.

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 \$60,000.00.

26P

APN: 147530

Statutory Warranty Deed
- continued

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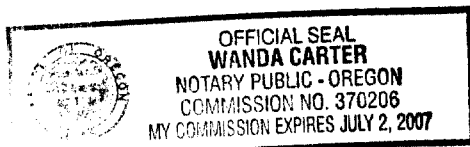
The true consideration for this conveyance is **\$60,000.00**. (Here comply with requirements of ORS 93.030)

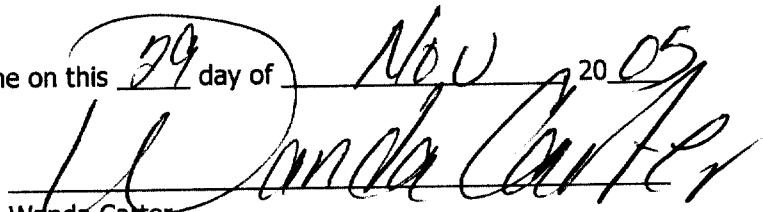
Dated this 29 day of Nov, 2005


Walter Scot Graham

STATE OF Oregon)
)ss.
County of Lane)

This instrument was acknowledged before me on this 29 day of Nov, 2005
by **Walter Scot Graham**.




Wanda Carter
Notary Public for Oregon
My commission expires: 7/02/07