



After recording return to:
Jonathan A. Barnhart and Jamie K.
Barnhart
2061 Wantland Ave.
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Jonathan A. Barnhart and Jamie K.
Barnhart
2061 Wantland Ave.
Klamath Falls, OR 97601

File No.: 7021-692048 (DMC)
Date: November 15, 2005

M05-71217

Klamath County, Oregon

12/15/2005 03:50:25 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Gregory S. Newman, Grantor, conveys and warrants to **Jonathan Barnhart and Jamie Barnhart as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 16, Block 200, Mills Second Addition to the City of Klamath Falls in the County of Klamath, State of Oregon, EXCEPTING that parcel deeded to Irma Shearer in Deed recorded in Volume 197 Page 471, Deed records of Klamath County, Oregon, described as follows: Beginning at the Northeast corner of said Lot 16 and running thence West 31 feet along the North line of said lot; running thence South parallel to the East line of said lot, 18 feet; running thence East parallel to the North line of said lot, 31 feet to the East line of said lot; running thence North on the East line of said lot, 18 feet to the place of beginning.

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.

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The true consideration for this conveyance is **\$108,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 13 day of December, 2005.



Gregory S. Newman

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 13 day of December, 2005
by **Gregory S. Newman**.





Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2009