



After recording return to:
Anne Shuck and Janice Scott
5663 Basin View Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Anne Shuck and Janice Scott
5663 Basin View Drive
Klamath Falls, OR 97603

File No.: 7021-726689 (DMC)
Date: December 19, 2005

M05-71708

Klamath County, Oregon

12/23/2005 12:27:17 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Diamond Key Builders, LLC, Grantor, conveys and warrants to **Anne M. Shuck and Janice C. Scott 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:

Lot 79 in Tract 1438, Eighth Addition to North Hills-Phase 2, 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 **\$79,900.00**. (Here comply with requirements of ORS 93.030)

Dated this 20 day of December, 2005.

20

APN: R892047

Statutory Warranty Deed
- continued

File No.: 7021-726689 (DMC)
Date: 12/19/2005

Diamond Key Builders, LLC



By: George Gardner, President

STATE OF Oregon)
County of Klamath)ss.
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This instrument was acknowledged before me on this 20 day of December, 2005
by George Gardner as President of Diamond Key Builders, LLC, on behalf of the Diamond Key Builders,
LLC.



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