



MT7-72806MS

M05-71714

Klamath County, Oregon

12/23/2005 01:47:05 PM

Pages 1 Fee: \$21.00

After recording return to:

Nathan D. Carlson

314 Washington Street

Klamath Falls, OR 97601

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

Nathan D. Carlson

314 Washington Street

Klamath Falls, OR 97601

Escrow No. MT72806-MS

Title No. 0072806

SWD

STATUTORY WARRANTY DEED

Marc Santini, Grantor(s) hereby convey and warrant to **Nathan D. Carlson**, 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:

Lot 5 in Block 49 of FIRST ADDITION to the City of Klamath Falls, Oregon, and all that portion of Lot 7 in Block 7 of EWAUNA HEIGHTS ADDITION to the City of Klamath Falls, Oregon, lying and being on the Southwesterly side of a line beginning at the most Northerly corner of Lot 5 Block 49 of FIRST ADDITION to the City of Klamath Falls, Oregon, and running thence Northwesterly parallel to Third Street to Washington Street.

Tax Account No: 3809-032AC-09700-000


Key No: 476498

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 **\$145,000.00**.

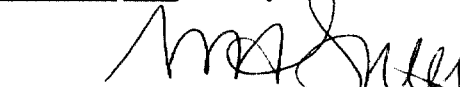
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 22nd day of Dec, 2005

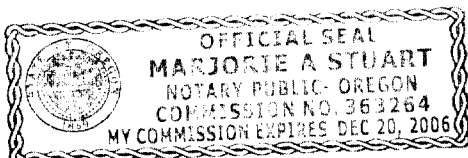

Marc Santini

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 12/22, 2005 by Marc Santini.


(Notary Public for Oregon)

My commission expires 12/20/06



21.00