



After recording return to:  
Bader M. Husary  
5501 Glenridge Way  
Klamath Falls OR 97603

Until a change is requested all tax statements  
shall be sent to the following address:  
Bader M. Husary  
Address shown above.

File No.: 7021-681611 (MTA)  
Date: December 21, 2005

**M06-00335**

Klamath County, Oregon

01/06/2006 11:52:27 AM

Pages 2 Fee: \$26.00

### **STATUTORY WARRANTY DEED**

**JOANN C. NELSON, who acquired title as JoAnn C. Low, Grantor, conveys and warrants to BADER M. HUSARY and NATALIA MOUSKO, not as tenants in common but with full rights of survivorship, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**A portion of Lot 412 and of the East 20 feet of Lot 413 of Block 101, Mills Addition to the City of Klamath Falls, in the County of Klamath, State of Oregon, more particularly described as follows:**

**Beginning at the Northeast corner of Lot 412, Block 101, Mills Addition to the City of Klamath Falls, Oregon, being the corner of Orchard Street and East Main Street; thence South along the line of East Main Street, 78.6 feet to the property of Charles and Celine DeBel as described in Book 127 at Page 19, Deed Records of Klamath County, Oregon ; thence West parallel to Orchard Street 70 feet; thence North parallel to East Main Street 78.6 feet to Orchard Street; thence East 70 feet to the point 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.

26F

APN: 479084

Statutory Warranty Deed  
- continued

File No.: 7021-681584 (MTA)  
Date: 12/21/2005

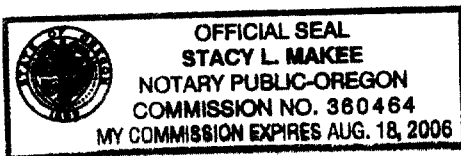
The true consideration for this conveyance is ~~\$~~ **5,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 5<sup>th</sup> day of January, 2006.

JoAnn C. Nelson  
JoAnn C. Nelson

STATE OF Oregon )  
~~Nevada~~ ) ss.  
County of Clatsop )

This instrument was acknowledged before me on this 5<sup>th</sup> day of January, 2006  
by **JoAnn C. Nelson**.



Stacy L. Makee  
Notary Public for ~~Nevada~~ Oregon  
My commission expires Aug. 18, 2006