



mtc - 78804 st

THIS SPACE RESERVED FOR RECORDER'S USE

M06-00409

Klamath County, Oregon

01/09/2006 02:40:26 PM

Pages 1 Fee: \$21.00

After recording return to:

KALEN J. LARSON

1854 MELROSE

Klamath Falls, OR 97601

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

KALEN J. LARSON

1854 MELROSE

Klamath Falls, OR 97601

Escrow No. MT72864-SH

Title No. 0072864

SWD

STATUTORY WARRANTY DEED

EDUARDO CURREA and MARTHA ARANA, with the rights of survivorship, Grantor(s) hereby convey and warrant to **KALEN J. LARSON**, 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 9 in Block 302 of DARROW ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-033DA-14300-000

Key No: 615490

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 **\$87,550.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

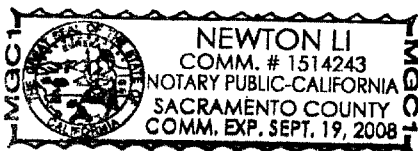
Dated this 7th day of January, 2006

Eduardo Currea
EDUARDO CURREA

Martina Arana
MARTHA ARANA

State of California
County of Sacramento

This instrument was acknowledged before me on 01-07, 2006 by EDUARDO CURREA and MARTHA ARANA.



Newton Li
(Notary Public for California)

My commission expires 9-19-2008

21.00