

After Recording Return to:
SUSANNA BROWN and DAVID BROWN
1540 Homedale Road
Klamath Falls, Or. 97603
 Until a change is requested all tax statements
 Shall be sent to the following address:
SUSANNA BROWN and DAVID BROWN
1540 Homedale Road
Klamath Falls, OR 97603

WARRANTY DEED
 (INDIVIDUAL)

DANIEL E. HOFFMAN, herein called grantor, convey(s) to **SUSANNA BROWN** and **DAVID BROWN**, tenants by the entirety, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$89,000.00**.
 (here comply with the requirements of ORS 93.930)

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 January 12, 2006.

[Signature]
DANIEL E. HOFFMAN

STATE OF OREGON, County of **Klamath**) ss.

On January 13, 2006 personally appeared the above named **DANIEL E. HOFFMAN** and acknowledged the foregoing instrument to be his voluntary act and deed.

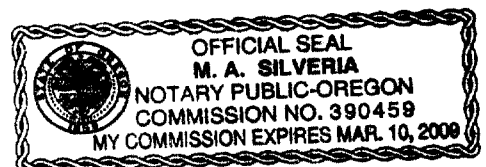
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
 Order No.: **00062311**

Before me: *[Signature]*
 Notary Public for Oregon
 My commission expires: 3/10/09

Official Seal



\$26-A

Exhibit A

A tract of land situated in Lot 63 of FAIRACRES SUBDIVISION No. 1, according to the official plat thereof or file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeast corner of Lot 63; thence North 178.4 feet to the point of beginning; thence West 100.0 feet; thence North 100.0 feet; thence East to the East line of said Lot 63; thence South 100.0 feet to the Southeast corner of the property herein described.

EXCEPTING THEREFROM the Easterly 5 feet of said property acquired by Klamath County for the widening of Homedale Road, recorded in Volume 349 Page 511, Deed records of Klamath County, Oregon.

CODE 041 MAP 3809-035DC TL 00900 KEY# 450443