

After recording return to:  
WESTERN TITLE AND ESCROW  
PO BOX 2879  
LA PINE, OR 97739

M06-01295

Klamath County, Oregon  
01/23/2006 11:41:00 AM  
Pages 1 Fee: \$21.00

Until a change is requested all tax statements  
shall be sent to the following address:  
NO CHANGE

1st 742597

STATUTORY SPECIAL WARRANTY DEED

who aquired title as Margaret J Jager  
MICHAEL B. JAGER AND MARGARET H. JAGER, HUSBAND AND WIFE AS TO AN  
UNDIVIDED ½ INTEREST AND CLARK J. KENYON, AS TO AN UNDIVIDED ½  
INTEREST, ALL AS TENANTS IN COMMON Grantor, conveys and specially  
warrants to LAUREL K. SPARKS AND HOLLY A. SPARKS, HUSBAND AND  
WIFE, Grantee, the following described real property in the State  
of Oregon and County of KLAMATH free of encumbrances created or  
suffered by the Grantor, except as specifically set forth herein:

LOT 5 IN BLOCK 2 OF TRACT NO. 1069, ACCORDING TO THE OFFICIAL PLAT  
THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH  
COUNTY OREGON

Tax Account No(s): R166162 Map/Tax Lot No(s): 26071D6700

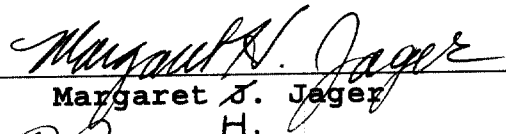
This property is free of encumbrances created or suffered by the  
Grantor, EXCEPT: All those of record

The true consideration for this conveyance is \$ fulfillment of  
Contract of Sale Recorded March 10, 1976 in Book M-76 on Page 3381

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 10th day of JANUARY, 2006.

  
Michael B. Jager

  
Margaret H. Jager

  
Clark J. Kenyon

STATE OF OREGON, COUNTY OF DESCHUTES SS.  
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON JANUARY 10, 2006  
BY MICHAEL B. JAGER, MARGARET H. JAGER, AND CLARK J. KENYON.

  
(NOTARY PUBLIC)

MY COMMISSION EXPIRES

July 5 2009

ESCROW NO.

14-0000206



OFFICIAL SEAL  
VANESSA R CARPENTER  
NOTARY PUBLIC-OREGON  
COMMISSION NO. 394571  
MY COMMISSION EXPIRES JULY 5, 2009