

MT73054-TM
THIS



M06-02039

Klamath County, Oregon

02/01/2006 02:44:31 PM

Pages 1 Fee: \$21.00

After recording return to:

SHIRLEY GOLDBERG

419 HIGH STREET

KLAMATH FALLS, OR 97601

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

SHIRLEY GOLDBERG

419 HIGH STREET

KLAMATH FALLS, OR 97601

Escrow No. MT73054-TM

Title No. 0073054

SWD

STATUTORY WARRANTY DEED

CAROL A. GEORGE, Grantor(s) hereby convey and warrant to **SHIRLEY^{N.} GOLDBERG**, 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 8 in Block 50 and that portion of Lot 11 being the Southerly half thereof, lying and being between Lots 3 and 8, the same being a piece or parcel of the width of 10 feet by 53.2 feet in length lying and adjoining said Lot 8 on the Northerly side, all being in Block 50 of FIRST 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, together with all rights of ingress and egress appurtenant to the property.

Tax Account No: 3809-032AB-13400-000

Key No: 412468

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 **\$280,000.00**.

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 31 day of January, 2006

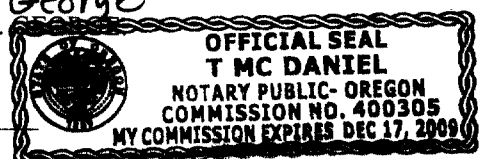
Carol A. George
CAROL A. GEORGE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Jan 31, 2006 by CAROL A. George

Susan
(Notary Public for Oregon)

My commission expires 12/17/09



21.00