



After recording return to:
Matthew Marshall and Jessica
Marshall
2715 Sierra Heights Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Matthew Marshall and Jessica Marshall
2715 Sierra Heights Drive
Klamath Falls, OR 97603

File No.: 7021-569882 (SAC)
Date: January 05, 2006

M06-02138

Klamath County, Oregon

02/02/2006 03:12:23 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Sierra Developments, LLC, Grantor, conveys and warrants to **Matthew Marshall and Jessica Marshall as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 9 - Tract 1383 - SIERRA HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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.

The true consideration for this conveyance is **\$245,465.00**. (Here comply with requirements of ORS 93.030)

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 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

26

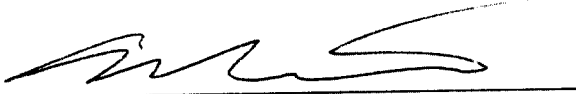
APN: 890321

Statutory Warranty Deed
- continued

File No.: 7021-569882 (SAC)
Date: 01/05/2006

Dated this 9 day of Jan, 2006.

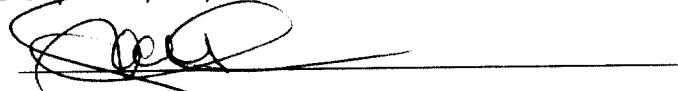
Sierra Developments, LLC



By: Michael Wilcher, President

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 9 day of Jan, 2006
by Michael Wilcher as President of Sierra Developments, LLC, on behalf of the .



Notary Public for Oregon

My commission expires: 8-20-07

