



M06-02301

Klamath County, Oregon

02/07/2006 10:54:22 AM

Pages 2 Fee: \$26.00

After recording return to:

William Hawthorne

2550 Hawkins Street

Klamath Falls, OR 97601

Until a change is requested all

tax statements shall be sent to

The following address:

William Hawthorne

2550 Hawkins Street

Klamath Falls, OR 97601

Escrow No. MT73050-MS

Title No. 0073050

SWD

MTC 73050-MS

### STATUTORY WARRANTY DEED

**Joseph S. Edgar and Abigail L. Edgar, trustees, or their Successors in Trust, under the Edgar Living Trust, dated July 16, 2003, and any amendments thereto, Grantor(s) hereby convey and warrant to William Hawthorne and Staci Hawthorne, as tenants by the entirety, 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 1 in Block 7 of BUENA VISTA ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-019CC-04900-000

Key No: 435078

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 **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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 3rd day of February, 2006

Joseph S. Edgar and Abigail L. Edgar, Trustees or their successors in trust, under the Edgar Living Trust, dated July 16, 2003

BY:

Joseph S. Edgar, Trustee, Exchangor

BY:

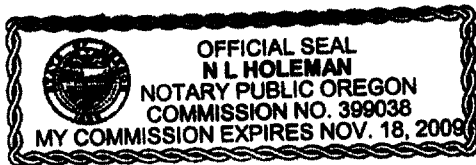
Abigail L. Edgar, Trustee, Exchangor


State of Oregon

County of Lane

This instrument was acknowledged before me on 2/3, 2006 by Joseph S. Edgar and Abigail L. Edgar, Trustees or their successors in trust, under the Edgar Living Trust, dated July 16, 2003.

26.00



  
(Notary Public for Oregon)  
My commission expires 11/18/09

2009-11-18  
11/18/09  
NOTARY OF  
N L HOLEMAN  
S.