

M06-03133

Klamath County, Oregon

02/17/2006 11:56:22 AM

Pages 1 Fee: \$21.00

After Recording Return to:

DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE

5241 Shasta
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE

SAME AS ABOVE

WARRANTY DEED

(INDIVIDUAL)

SOWELL ENTERTAINMENT LLC, herein called grantor, convey(s) to **DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE, HUSBAND AND WIFE**, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lots 19, 20 and 21, Block 39, MALIN SUPPLEMENTAL PLAT, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon. *DM*
VB

CODE 013 MAP 4112-016DA TL 01900 KEY #124038

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 **\$120,000.00**.
(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 February 13, 2006.

SOWELL ENTERTAINMENT LLC

Larry Sowell
BY

Lonnie Jacobs
BY

STATE OF OREGON, County of Klamath) ss.

On Feb 13, 2006 personally appeared the above named **LARRY SOWELL AND LONNIE JACOBS** and acknowledged the foregoing instrument to be **his/her/their** voluntary act and deed.

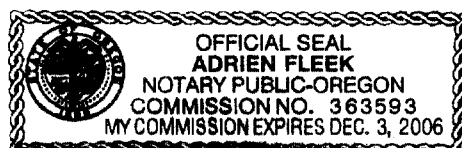
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: **00062812**

Before me: *Adrien Fleeck*
Notary Public for Oregon
My commission expires: 12-3-06

Official Seal



21-A