

mtc-73018 DS



M06-03149

Klamath County, Oregon

02/17/2006 02:52:11 PM

Pages 2 Fee: \$26.00

After recording return to:

Michael D. Hoover

149210 N Highway 97

LaPine, OR 97739

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

Michael D. Hoover

149210 N Highway 97

LaPine, OR 97739

Escrow No. MT73018-DS

Title No. 0073018

SWD

STATUTORY WARRANTY DEED

Gary Weathers, Grantor(s) hereby convey and warrant to **Michael D. Hoover and Krystal J. Hoover, 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:

A parcel of land being a portion of the SE1/4 SE1/4 of Section 13, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point which is 200 feet West of the Northeast corner of the Southeast quarter of the Southeast quarter of Section 13, Township 23 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence West 198 feet; thence South 220 feet; thence East 198 feet; thence North 220 feet to the point of beginning;.

Tax Account No: 2309-013D0-02700-000

Key No: 131351

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 **\$32,553.26**.

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)).

26.00

Dated this 10 day of February, 2006

Gary Weathers
Gary Weathers

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on February 10, 2006 by Gary Weathers.

Annette Martinez
(Notary Public for Oregon)

My commission expires 7/22/2007

