

M06-03473

Klamath County, Oregon

02/24/2006 11:57:01 AM

Pages 2 Fee: \$26.00



After Recording Return To:

Ticor Title
650 E. Pine Street, Suite 102A
Central Point OR 97502-2447

Send Tax Statements To:

Integrity Home Builders
Richard L. Everson
2912 Randall Ave.
Central Point OR 97502

Escrow No. 03-69731
Tax Account No.

WARRANTY DEED

(ORS 93.850)

748652
Daphne Henson, an estate in fee simple, Grantor, conveys and warrants to Integrity Home Builders, a Limited Liability Company, Grantee, the following described real property:

See Exhibit 'A' attached hereto and by reference made a part hereof.

The said property is free from encumbrances except: COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, SET BACK LINES, POWERS OF SPECIAL DISTRICTS AND EASEMENTS OF RECORD, IF ANY.

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, 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)).

The true consideration for this conveyance is \$59,900.00.

Dated this 7th day of February, 2006.

Daphne Henson
Daphne Henson

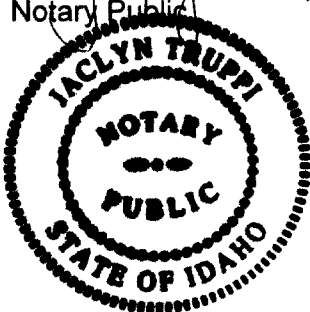
State of ^{ID}~~OR~~, County of Idaho)ss.

Residing in Piggins

This instrument was acknowledged before me on February 7th, 2006
by Daphne Henson.

Jaclyn Truppi
Notary Public

My commission expires: 1/3/2011



26F

Escrow No. 03-69731

EXHIBIT 'A'

Legal Description:

Lot 24, of Tract 1403 First Addition to Klamath Meadows East, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.