



After recording return to:

Gary L. Wade

4417 Pruett Dr.
Yreka CA 96097

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

Gary L. Wade

Address shown above.

File No.: 7021-746524 (MTA)

Date: February 13, 2006

M06-03885

Klamath County, Oregon

03/02/2006 03:25:01 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

MARC R. HODDER and LORI J. HODDER, husband and wife, Grantor, conveys and warrants to **GARY L. WADE**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 7 in Block 14, Tract No. 1064, First Addition to Gatewood, 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 **\$222,000.00**. (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)).

26th

APN: 573980

Statutory Warranty Deed
- continued

File No.: 7021-746524 (MTA)
Date: 02/13/2006

Dated this 17th day of February, 2006.

Marc R. Hodder
Marc R. Hodder

Lori J. Hodder
Lori J. Hodder

STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this 17th day of February, 2006
by **Marc R. Hodder and Lori J. Hodder.**



Stacy L. Makee

Notary Public for Oregon

My commission expires: ~~March 22, 2009~~

Aug. 18, 2006