

MTL-73491 TM

THIS SPACE RESERVED FOR RECORDER'S USE



M06-04083

Klamath County, Oregon

03/06/2006 03:00:03 PM

Pages 2 Fee: \$26.00

After recording return to:

Joseph Hutchison

2515 Wiard Street

Klamath Falls, OR 97603

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

Joseph Hutchison

2515 Wiard Street

Klamath Falls, OR 97603

Escrow No. MT73491-TM

Title No. 0073491

SWD

### STATUTORY WARRANTY DEED

**Jamie L. Graham and Shawn J. Skelcy, with the rights of survivorship**, Grantor(s) hereby convey and warrant to **Joseph Hutchison**, 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:

**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

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 **\$123,700.00**.

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 2 day of March, 2006



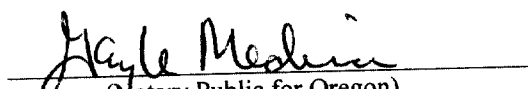
Jamie L. Graham

  
Shawn J. Skelcy

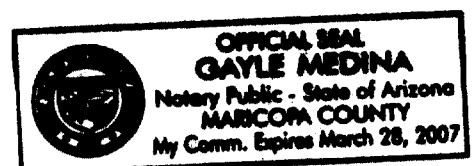
State of Oregon AZ

County of Klamath Maricopa

This instrument was acknowledged before me on Mar 2 06, 2006 by Jamie L. Graham and Shawn J. Skelcy.

  
(Notary Public for Oregon)

My commission expires 3/28/07



26.00

EXHIBIT "A"  
LEGAL DESCRIPTION

All that portion of the NW1/4 SE1/4 of Section 2, in Township 39 South, Range 9 East of the Willamette Meridian, and more particularly described as follows:

Beginning 30 feet South and 20 feet East of the center of said Section 2, thence East along the South line of the Lakeview Highway, 162.5 feet; thence South and at right angles to said highway line 780 feet; this said last mentioned point being the point of beginning of the boundaries of the tract to be herein described; thence continuing South 70 feet to a point; thence running Westerly and parallel to said Highway line 162.5 feet to a point; thence running Northerly and at right angles to said Highway line 70 feet to a point; thence running Easterly and parallel to said Highway line 162.5 feet to the said point of beginning.

Tax Account No: 3909-002DB-05000-000

Key No: 521723