

After Recording Return to:

CATHI REID and ILENE ROSENKILDE

4040 Greensprings Drive

Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

3939 S. SIXTH STREET, # 205

KLAMATH FALLS, OR. 97601

WARRANTY DEED

(INDIVIDUAL)

NATHAN B. WHEELER, herein called grantor, convey(s) to **CATHI REID and ILENE ROSENKILDE**, not as tenants in common, but with rights of survivorship, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 15 and the W 1/2 of Lot 16, Block 2, LENOX ADDITION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 063 MAP 3909-007CA TL 06000 KEY# 537388

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 **\$127,000.00**.
(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 **MARCH 9**, 2006.

Nathan B. Wheeler

NATHAN B. WHEELER

STATE OF OREGON, County of **KLAMATH**) ss.

On **MARCH 9**, 2006 personally appeared the above named **NATHAN B. WHEELER** and acknowledged the foregoing instrument to be **HIS** voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00062859

Before me: *MA Silveria*

Notary Public for Oregon

My commission expires: *3/10/09*

Official Seal

