

MTT-73272DS

THIS SPACE RESERVED FOR RECORDER'S USE



**M06-04585**

Klamath County, Oregon

03/14/2006 03:11:04 PM

Pages 3 Fee: \$31.00

After recording return to:

JOHN WILLIAM LANDWEHR

1119 Madison Ave.

Redwood City, CA 94061

Until a change is requested all

tax statements shall be sent to

The following address:

JOHN WILLIAM LANDWEHR

1119 Madison Ave.

Redwood City, CA 94061

Escrow No. MT73272-DS

Title No. 0073272

SWD

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**STATUTORY WARRANTY DEED**

**Jon C. Stroup and Miriam Stroup, as tenants by the entirety, Grantor(s) hereby convey and warrant to JOHN WILLIAM LANDWEHR AND CHERRIL L. LANDWEHR, TRUSTEES OF THE JOHN AND CHERRIL LANDWEHR LIVING TRUST DATED DECEMBER 21, 1998** 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:

Parcel No. 2 of MAJOR LAND PARTITION 40-91 situated in the N 1/2 of Government Lot 6 of Section 12, Township 38 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. TOGETHER WITH an easement for public utilities as created by instrument recorded September 10, 1991 in Volume M91, Page 18101, Microfilm Records of Klamath County, Oregon.

Tax Account No: 3808-01200-01800-000

Key No: 421430

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 **\$780,000.00**.

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)).

31.00

Page 2 - Statutory Warranty Deed - Signature/Notary Page  
Escrow No. MT73272-DS

Dated this 1<sup>st</sup> day of March, 2006

Jon C. Stroup  
Miriam Stroup  
Miriam Stroup

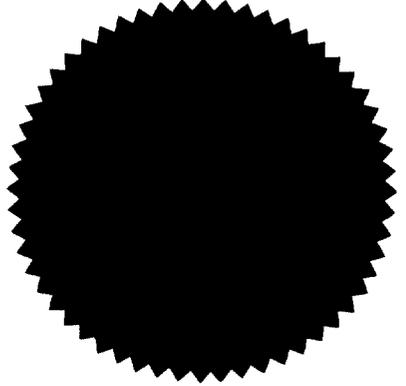
State of United Kingdom  
County of North Yorkshire

This instrument was acknowledged before me on 16 March 2006 by Jon C. Stroup and Miriam Stroup.

R. Taylor  
(Notary Public for England)

My commission expires ndone

ROBIN TAYLOR  
NOTARY PUBLIC



20323/3

**APOSTILLE**

(Hague Convention of 5 October 1961 / Convention de La Haye du 5 octobre 1961)

**UNITED KINGDOM OF GREAT BRITAIN AND NORTHERN IRELAND**

1. Country: United Kingdom of Great Britain and Northern Ireland  
Pays: Royaume-Uni de Grande-Bretagne et d'Irlande du Nord

This public document / Le présent acte public

2. Has been signed by **Roger Taylor**  
a été signé par
3. Acting in the capacity of **Notary Public**  
agissant en qualité de
4. Bears the seal/stamp of **The Said Notary Public**  
est revêtu du sceau/timbre de

Certified/Attesté

5. at London/à Londres
6. the/le **08 March 2006**
7. by Her Majesty's Principal Secretary of State for Foreign and Commonwealth Affairs /  
par le Secrétaire d'Etat Principal de Sa Majesté aux Affaires Etrangères et du Commonwealth.
8. Number/sous No **G954029**
9. Stamp:  
timbre:
10. Signature: **N. Donkor**



*For the Secretary of State / Pour le Secrétaire d'Etat*

**If this document is to be used in a country which is not party to the Hague Convention of 5 October 1961, it should be presented to the consular section of the mission representing that country. An apostille or legalisation certificate only confirms that the signature, seal or stamp on the document is genuine. It does not mean that the contents of the document are correct or that the Foreign & Commonwealth Office approves of the contents.**