



M06-04596

Klamath County, Oregon

03/14/2006 03:21:29 PM

Pages 2 Fee: \$26.00

After recording return to:

Lexie Moss

P.O. Box 1225

Tuolumne, CA 95379

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

Lexie Moss

P.O. Box 1225

Tuolumne, CA 95379

Escrow No. MT73421-MS

Title No. 0073421

SWD

STATUTORY WARRANTY DEED

Dennis Larson and Erin Larson and Darin Larson, with the rights of survivorship, Grantor(s) hereby convey and warrant to **Lexie Moss and Randall Moss, with the rights of survivorship**, 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:

Lot 4 in Block 1 of FAIRFIELD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-005CA-07400-000

Key No: 533122

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 **\$78,500.00**.

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 23rd day of February, 2006

N/A
Dennis Larson

Erin Larson
Erin Larson

Darin Larson
Darin Larson

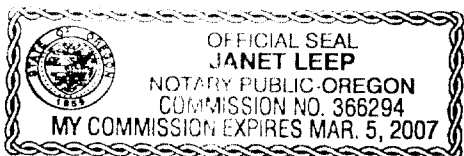
State of Oregon
County of Coos

See also signature page
attached hereto and made a part
hereof as Exhibit "A"

This instrument was acknowledged before me on Feb. 23, 2006 by Dennis Larson, Erin Larson and Darin Larson.

Janet Leep
(Notary Public for Oregon)

My commission expires 03/05/07



2600

SIGNATURE PAGE
EXHIBIT "A"

X Dennis Larson
Dennis Larson

STATE OF NEVADA
SS. 307-06 2005
COUNTY OF CARSON CITY

Personally appeared the above named **Dennis Larson** and acknowledged the foregoing instrument to be **his** voluntary act.

WITNESS My hand and official seal. (seal)

Penny Dorsey
Notary Public
State of NEVADA
My Commission expires: 7/07/07

