

MTT-73063KR

THIS SPACE RESI

M06-05654

Klamath County, Oregon

03/27/2006 03:02:26 PM

Pages 2 Fee: \$26.00



After recording return to:

Brian Johnston

1086 Tara Ct.

Yuba City, CA 95991

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

Brian Johnston

1086 Tara Ct.

Yuba City, CA 95991

Escrow No. MT73663-KR

Title No. 0073663

SWD

STATUTORY WARRANTY DEED

Dale L. Alter and Nadine Erlei, who acquired title as Nadine F. Alter, as tenants in common,

Grantor(s) hereby convey and warrant to **Brian Johnston and Sarah Johnston, as tenants in common,**

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 1 of Block 32, TRACT 1184, OREGON SHORES UNIT 2, FIRST ADDITION,
according to the official plat thereof on file in the office of the
County Clerk of Klamath County, Oregon.

Tax Account No: 3507-017BC-01300-000

Key No: 235249

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 **\$14,500.00**.

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 23 day of MARCH, 2006.

Dale L. Alter

Nadine Erlei, who acquired title as Nadine F. Alter

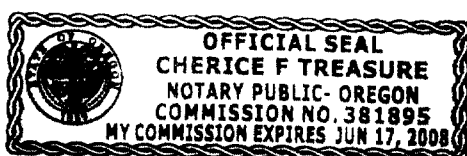
State of Oregon

County of KLAMATH

This instrument was acknowledged before me on March 23, 2006 by Dale L. Alter.

(Notary Public for Oregon)

My commission expires 6/17/2008



26.00

This instrument was acknowledged before me on March 24, 2006 by Nadine Erlei.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

Unofficial Copy