

mtc-70265 PS

THIS SPACE RESERVED FOR RECORDER'S USE



M06-06372

Klamath County, Oregon

04/03/2006 03:01:02 PM

Pages 2 Fee: \$26.00

After recording return to:

DANIEL CLARK

4812 S. 6TH

KLAMATH FALLS, OR 97603

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

DANIEL CLARK

4812 S. 6TH

KLAMATH FALLS, OR 97603

Escrow No. MT70265-PS

Title No. 0070265

SWD

STATUTORY WARRANTY DEED

PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company, Grantor(s) hereby convey and warrant to **DANIEL CLARK and KIMBERLY CLARK, as tenants by the entirety**, 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 63, TRACT 1476, GRAY ROCK PHASE 5, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 **\$109,000.00**.

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)).

Dated this 31 day of March, 2006

PARADISE HILL DEVELOPMENT, L.L.C.

BY:

L. Frank Goodson
L. FRANK GOODSON, MEMBER

BY:

Mark R. Wendt
MARK R. WENDT, MEMBER



State of Oregon

County of KLAMATH

This instrument was acknowledged before me on March 31, 2006 by L. Frank Goodson, as Member of PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company.

[Signature]
(Notary Public for Oregon)

26.00

STATE OF OREGON
COUNTY OF KLAMATH

This instrument was acknowledged before me on March 31, 2006, by Mark R. Wendt, as Member of PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company.

Lisa Weatherby
Notary Public for Oregon
My commission expires: 1/20/07

