



After recording return to:
Donald H. Schmidt
25514 Main Street
Sprague River, OR 97639

Until a change is requested all tax statements
shall be sent to the following address:
Donald H. Schmidt
25514 Main Street
Sprague River, OR 97639

File No.: 7021-752105 (DMC)
Date: March 03, 2006

M06-06820

Klamath County, Oregon

04/07/2006 03:55:04 PM

Pages 2 Fee: \$21.00

STATUTORY WARRANTY DEED

Keith Anderson, Grantor, conveys and warrants to **Donald H. Schmidt**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 9 thru 14 Block 2 Sprague River, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$94,900.00**. (Here comply with requirements of ORS 93.030)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER ORS 197.532. 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 ORS 197.532.

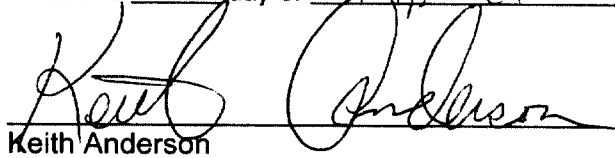
26 F

APN: 332321

Statutory Warranty Deed
- continued

File No.: 7021-752105 (DMC)
Date: 03/03/2006

Dated this 5 day of April, 2006.


Keith Anderson

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 5 day of April, 2006
by **Keith Anderson**.




Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2009