

mtc-73708 TM

THIS SPACE RESER'

M06-07461

Klamath County, Oregon

04/17/2006 02:43:15 PM

Pages 1 Fee: \$21.00



After recording return to:

LEON M. WILLIAMSON

9800 HEARTWOOD WAY

SACRAMENTO, CA 95827

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

LEON M. WILLIAMSON

9800 HEARTWOOD WAY

SACRAMENTO, CA 95827

Escrow No. MT73708-TM

Title No. 0073708

SWD

STATUTORY WARRANTY DEED

BENJAMIN F. WORDEN and PATRICIA J. WORDEN, as tenants by the entirety, Grantor(s) hereby convey and warrant to **LEON M. WILLIAMSON**, 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:

The South one-half of Tract 2, DE WITT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3908-012DB-00600-000

Key No: 495137

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 **\$170,000.00**.

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)).

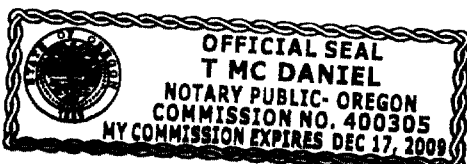
Dated this 14 day of April 2006

Benjamin F. Worden
BENJAMIN F. WORDEN

Patricia J. Worden
PATRICIA J. WORDEN

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 14, 2006 by BENJAMIN F. WORDEN and PATRICIA J. WORDEN.



T. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/09

21.0