

M06-07562

Klamath County, Oregon

04/18/2006 03:46:37 PM

Pages 1 Fee: \$21.00

1st 772450

WARRANTY DEED -- STATUTORY FORM

JOHN S. DUNLAP, Grantor,

conveys and warrants to

JAMIE TRAVIS and TONYA TRAVIS, husband and wife, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

LOT 2 IN BLOCK 3 OF RIVER PINE ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON

Tax Account No(s): R132225 M884418


Map/Tax Lot No(s): 2309024A004000 M-186379

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$89,900.00 .

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 17 day of April, 2006.


JOHN S. DUNLAP

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on April 17, 2006 by JOHN S. DUNLAP.

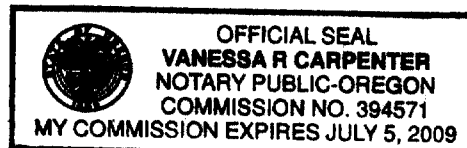

(Notary Public for Oregon)

My commission expires July 5 2009

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements shall be sent to the following address:
JAMIE TRAVIS AND TONYA TRAVIS
PO BOX ~~2208~~ 3332
LA PINE, OR 97739

TITLE NO. 772450
ESCROW NO. 14-0012706



21F