

mtc-73774WV

THIS SPACE RESER

**M06-07716**

Klamath County, Oregon

04/20/2006 10:52:54 AM

Pages 2 Fee: \$26.00



After recording return to:

MARY JOHNSTON KIRST, TRUSTEE OF  
THE MARY JOHNSTON KIRST TRUST  
DATED NOVEMBER 14, 2001

1801 TAHITI DRIVE

COSTA MESA, CA 92627

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

MARY JOHNSTON KIRST, TRUSTEE OF  
THE MARY JOHNSTON KIRST TRUST  
DATED NOVEMBER 14, 2001

1801 TAHITI DRIVE

COSTA MESA, CA 92627

Escrow No. MT73774-LW

Title No. 0073774

SWD

### STATUTORY WARRANTY DEED

F.

R.

**GUY/WELCH and DANA/E/WELCH, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **MARY JOHNSTON KIRST, TRUSTEE OF THE MARY JOHNSTON KIRST TRUST DATED NOVEMBER 14, 2001**, 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 937 RUNNING Y RESORT PHASE 11, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-010B0-11200-000

Key No: 889205

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 **\$275,000.00**.

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)).

26.00

Dated this 14 day of April 2006

Guy Welch  
GUY WELCH

Danae Welch  
DANAE WELCH

STATE OF CALIFORNIA

ss.  
COUNTY OF Los Angeles

On Apr. 14, 2006 before me, Young Sharpe personally appeared GUY WELCH and DANAE WELCH personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that THEY executed the same in their authorized capacity(ies) and that by their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Young Sharpe

