

WESTERN TITLE & ESCROW COMPANY

M06-07826

Klamath County, Oregon

04/21/2006 12:02:09 PM

Pages 1 Fee: \$21.00

1st 777013
WARRANTY DEED -- STATUTORY FORM

MARLYN E. DILTS and KATHLEEN E. DILTS, Grantor,

conveys and warrants to

ALLEN JAY HANSEN, Grantee,

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

THE N 1/2 OF THE S 1/2 OF THE SW 1/4 OF LOT 4, SECTION 3, TOWNSHIP 24
SOUTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

Tax Account No(s): 157083

Map/Tax Lot No(s): 2410-300-500

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 \$13,510.00 .

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 8 day of April, 2006.

Marlyn E. Dilts
MARLYN E. DILTS

Kathleen E. Dilts
KATHLEEN E. DILTS

STATE OF CALIFORNIA, COUNTY OF Shasta) SS.

This instrument was acknowledged before me on April 11, 2006 by MARLYN E. DILTS and KATHLEEN E. DILTS.

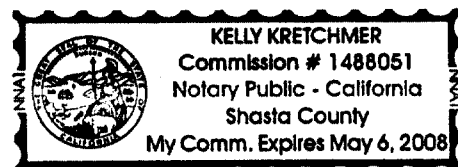
Kelly Kretchmer
(Notary Public)

My commission expires May 6, 2008

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:
ALLEN JAY HANSEN
PO BOX 682
LAPINE, OR 97739

TITLE NO. 7029777013
ESCROW NO. 14-0014506



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