



M06-07935

Klamath County, Oregon

04/24/2006 10:47:47 AM

Pages 1 Fee: \$21.00

After recording return to:
Laurence Harman
20395 Road 1
Dos Polas, CA 93620

Until a change is requested, tax statements shall be sent to
the following address:
Laurence Harman
20395 Road 1
Dos Polas, CA 93620

ASPEN: 6885

STATUTORY SPECIAL WARRANTY DEED

Building Exchange Company, a Virginia Corporation, Grantor, conveys and specially warrants to Laurence Harman and Peggy Harman, as tenants by the entirety, Grantee, the following described real property free of encumbrances created or suffered by the Grantor except as specifically set forth herein:

Beginning at a 5/8 inch iron pin marking the Northeastly corner of Lot A of SUNSET BEACH; thence South 53° 43' West 147.5 feet to the Northwestly corner of said Lot A; thence South 12° 00' East 25.64 feet to an iron pin; thence South 67° 49' West 24.39 feet to the Northwestly corner of a Parcel described in Deed Volume 365 at Page 81; thence South 11° 59' East 129.91 feet along the Westerly line of said Parcel to a 5/8 inch iron pin marking the Southwestly corner of said Parcel said 5/8 inch iron pin being the true point of beginning; thence North 66° 27' 30" East 184.5 feet along the Southerly line of said Parcel to an iron pin marking the Southeastly corner of said parcel; thence South 49° 17' 00" East 81.70 feet to an iron pin; thence South 16° 16' 36" East 71.59 feet to an iron pin; thence North 79° 36' 47" West 130.40 feet to an iron pin; thence North 41° 06' 10" West 75.32 feet to the true point of beginning.

CODE 183 MAP 3888-013BA TL 00700 KEY# 421779

Tax Account No. R421779

This property is free of encumbrances created or suffered by the Grantor, EXCEPT:

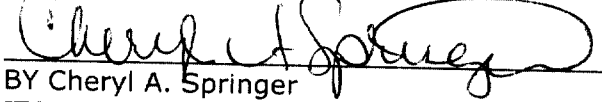
Covenants, conditions, restrictions, reservations, rights and rights of way now of record on the subject property.

The true consideration for this conveyance is \$0.00

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 WILL 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: April 21, 2006

Building Exchange Company, a Virginia Corporation


BY Cheryl A. Springer
ITS Vice President

STATE OF OREGON
COUNTY OF Jackson

The foregoing instrument was acknowledged before me this 21st day of April, 2006 by Cheryl A. Springer, as the Vice President of Building Exchange Company, a Virginia Corporation on its behalf.


Notary Public State of Oregon

My commission expires: NOV, 25, 2008



Order No. T99p-NSormfcs1
Deed - Special Warranty
ORRQ 6/2005; Rev. 1/2006

This document is being recorded as an
accommodation only. No information
contained herein has been verified.
Aspen Title & Escrow, Inc.

\$21-A