



mtc-73697 DS
THIS SPACE RESER

M06-08384

Klamath County, Oregon

04/28/2006 03:14:38 PM

Pages 2 Fee: \$26.00

After recording return to:

DARRELL TERRELL

1844 ETNA STREET

KLAMATH FALLS, OR 97603

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

DARRELL TERRELL

1844 ETNA STREET

KLAMATH FALLS, OR 97603

Escrow No. MT73697-DS

Title No. 0073697

SWD

STATUTORY WARRANTY DEED

ELAINE FIORI, Grantor(s) hereby convey and warrant to **DARRELL TERRELL and SHERI TERRELL, as tenants by the entirety, as to an undivided ½ interest; and MATTHEW TERRELL and KERRI TERRELL, as tenants by the entirety, as to an undivided ½ interest**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$51,000.00**.

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)).

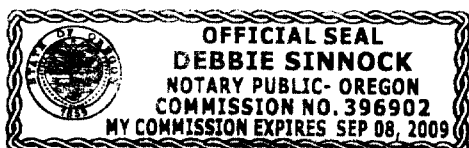
Dated this 28th day of April, 2006.

Elaine Fiori
ELAINE FIORI

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 4-28, 2006 by ELAINE FIORI.

Debbie Sinnock
(Notary Public for Oregon)



My commission expires 9-8-09

26.00

EXHIBIT "A"
LEGAL DESCRIPTION

The Westerly 47 feet of Lot 9 and the Westerly 47 feet of the South 1/2 of Lot 10, Block 1, SHIVES ADDITION to the City Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ALSO, the West 40 feet of Lot 11 and the West 40 feet of the North 1/2 of Lot 10, Block 1, SHIVES ADDITION to Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-029CD-02000-000
Tax Account No: 3809-029CD-00200-000

Key No: 367294
Key No: 367310