

ASPEN: 6887

STATUTORY WARRANTY DEED

Pamela Sue Clancy
919 High St.
Klamath Falls, OR 97601 **GRANTOR**

Caroline Cantrell
9724 S. Alder Creek Lane
Canby, OR 97013 **GRANTEE**

After recording, return to:

Caroline Cantrell
9724 S. Alder Creek Lane
Canby, OR 97013

**Until requested otherwise,
send all tax statements to:**

Caroline Cantrell
9724 S. Alder Creek Lane
Canby, OR 97013

This is intended as a correction deed to correct a scrivener's error in the legal description contained in the deed between the parties recorded on February 21, 2006, in volume M06, page 03251, in the real property records for Klamath County, Oregon.

Pamela Sue Clancy, Grantor, conveys and warrants to Caroline Cantrell, Grantee, the following-described real property free of encumbrances except as specifically set forth herein:

Beginning at the most Easterly corner of Lot 3, Block 44, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, said beginning point being on the Northerly line of High Street; thence Northwesterly along the Easterly line of said Lot 3, 117 feet to a point; thence continuing Northerly along said Easterly line a distance of 6 feet to the Northeasterly corner of the property described in Deed Book 229 at Page 206; thence Southwesterly and parallel to the Northerly line of Lot 3 a distance of 51 feet to a point; thence Southerly 6 feet to a point on the Northerly line of the property described in Deed Book 176 at Page 281; thence Westerly parallel to the Northerly line of Lot 3 a distance of 4 feet to the Northwest corner of the property described in said Deed Book 176 at Page 281; thence Southerly parallel to and 10 feet Easterly from the Westerly line of Lot 3 to the Northerly line of High Street; thence along the Northerly line of High Street to the place of beginning, in the City of Klamath Falls, County of Klamath, State of Oregon.

This property is free from liens and encumbrances, EXCEPT

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any

Statutory Warranty Deed
Page 1 of 2

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

\$26 A

recorded plat or survey.

The true and actual consideration for this conveyance ,stated in terms of dollars, is: not applicable (Here comply with the requirements of ORS 93.030.) Other property or value was either part or the whole consideration.

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 OWNER, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated this 27 day of April, 2006.

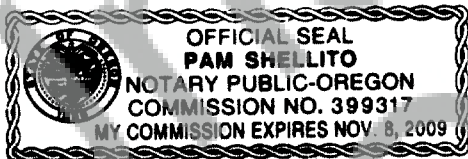
Pamela Sue Clancy
Pamela Sue Clancy

STATE OF OREGON)

County of Klamath)

ss:

This instrument was acknowledge before me this 27 day of April, 2006 by Pamela Sue Clancy.



Pam Shellito
Notary Public for Oregon

My Commission Expires: Nov 8, 2009