

mtc-74253W

THIS SPACE RESEI

M06-08776

Klamath County, Oregon

05/04/2006 10:19:24 AM

Pages 1 Fee: \$21.00



After recording return to:

CECILIA R. LEE

54886 Huntington Rd

SUNRIVER, OR 97707

Until a change is requested all

tax statements shall be sent to

The following address:

CECILIA R. LEE

54886 Huntington Rd

SUNRIVER, OR 97707

Escrow No. MT74253-LW

Title No. 0074253

SWD

STATUTORY WARRANTY DEED

LOREN W. LITTLE and LAURA E. LITTLE, as tenants by the entirety, Grantor(s) hereby convey and warrant to **CECILIA R. LEE and CHERI A. FREITAS, with the rights of survivorship**, 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:

Lots 2 and 14 in Block 2 of PINE RIDGE ESTATES, UNIT 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407-027AC-02100-000

Key No: 194701

Tax Account No: 3407-027AC-01800-000

Key No: 194685

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 **\$71,500.00**.

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 3 day of May 2006.

Loren W. Little
LOREN W. LITTLE

Laura E. Little
LAURA E. LITTLE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 3, 2006 by LOREN W. LITTLE and LAURA E. LITTLE.



Lisa Weatherby
(Notary Public for Oregon)
My commission expires 11/20/07

2/0