

M06-08940

Klamath County, Oregon

05/05/2006 03:05:20 PM

Pages 1 Fee: \$41.00

After Recording Return to:

STEVE A. OLDHAM and KARIN S. OLDHAM

P.O. Box 2160
La Pine, Or.

Until a change is requested all tax statements

Shall be sent to the following address:

STEVE A. OLDHAM and KARIN S. OLDHAM

Same as above

ASPEN: 63267 MS

WARRANTY DEED

(INDIVIDUAL)

MARWIN DARYL SEVERE, herein called grantor, convey(s) to STEVE A. OLDHAM and KARIN S. OLDHAM, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 21, Block 48, Tract No. 1184, OREGON SHORES UNIT #2 FIRST ADDITION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 138 MAP 3507-018AD TL 07100 KEY #239888

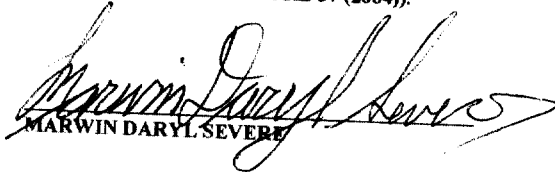
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$32,000.00.
(here comply with the requirements of ORS 93.930)

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 April 27, 2006.


MARWIN DARYL SEVERE

Colorado
STATE OF OREGON, County of Summit) ss.

On May 4, 2006 personally appeared the above named MARWIN DARYL SEVERE and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

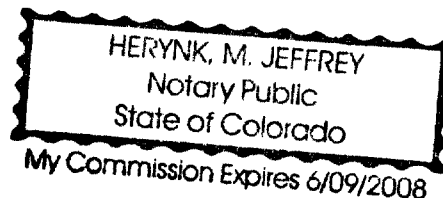
This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00063267

Before me: M. J. Herynk
Notary Public for ~~Oregon~~ Colorado
My commission expires: 6/9/08

Official Seal


HERYNK, M. JEFFREY
Notary Public
State of Colorado
My Commission Expires 6/09/2008

41-A