



mtc-74155<sup>ms</sup> THIS SPACE RESE

**M06-10522**

Klamath County, Oregon

05/24/2006 02:40:18 PM

Pages 1 Fee: \$21.00

After recording return to:

Stephen Clark

5134 Cambridge Court

Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

Stephen Clark

5134 Cambridge Court

Klamath Falls, OR 97603

Escrow No. MT74155-MS

Title No. 0074155

SWD

### STATUTORY WARRANTY DEED

**Philip R. Jameson and Margaret R. Jameson, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Stephen Clark and Loren Johnson not as tenants in common, but with right 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:

Lot 4 of REGENCY ESTATES, TRACT 1292, PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-014AC-06400-000

Key No: 884328

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 **\$280,000.00**.

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 19<sup>th</sup> day of May, 2006

Philip R. Jameson  
Philip R. Jameson

Margaret R. Jameson  
Margaret R. Jameson

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 5/19, 2006 by Philip R. Jameson and Margaret R. Jameson.



[Signature]  
(Notary Public for Oregon)

My commission expires 12/20/06

21.0