



THIS SPACE RESERVED

M06-10811

Klamath County, Oregon

05/30/2006 10:02:29 AM

Pages 1 Fee: \$21.00

MTC- 74347 TM

After recording return to:

Gary L. Wade

4417 Pruett Drive

Yreka, CA 96097

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

Gary L. Wade

4417 Pruett Drive

Yreka, CA 96097

Escrow No. MT74347-TM

Title No. 0074347

STATUTORY WARRANTY DEED

Jon E. Mundall, Grantor(s) hereby convey and warrant to Gary L. Wade and Julie A. Wade, as tenants by the entirety, 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 19 in Block 33, HOT SPRINGS ADDITION, to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-028BC-04500-000

Key No: 216974

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 \$173,000.00.

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 25th day of May, 2006

[Signature of Jon E. Mundall]

Jon E. Mundall

State of ~~Oregon~~ California  
County of ~~KLAMATH~~ San Bernardino

This instrument was acknowledged before me on May 25, 2006 by Jon E. Mundall.

[Signature of Karen Sutton]  
(Notary Public for Oregon) Calif

My commission expires 2-21-07



91.00