

MTC 74517-KR



THIS SPACE RES:

M06-11281

Klamath County, Oregon

06/02/2006 03:17:25 PM

Pages 1 Fee: \$21.00

After recording return to:

Michelle Krupa

409 Tim Mullen Rd.

Kneeland, CA 95549

Until a change is requested all

tax statements shall be sent to

The following address:

Michelle Krupa

409 Tim Mullen Rd.

Kneeland, CA 95549

Escrow No. MT74517-KR

Title No. 0074517

SWD

STATUTORY WARRANTY DEED

George D. Clark and Janice E. Ireland-Clark, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Michelle Krupa and Steven Krupa, 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:

Lots 23 and 24 in Block 7, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002CA-07000-000

Key No: 519013

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 **\$132,500.00**.

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 1st day of June, 2006

George D. Clark
George D. Clark

Janice E. Ireland-Clark
Janice E. Ireland-Clark

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on June 1, 2006 by George D. Clark and Janice E. Ireland-Clark.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

21.00