

MTC 74505



THIS SPACE RESI

M06-11537

Klamath County, Oregon

06/07/2006 02:51:22 PM

Pages 1 Fee: \$21.00

After recording return to:

Keith A. Hicks

P.O. Box 113

Bly, OR 97622

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

Same as above

Escrow No. MT74504-MS

Title No. 0074505

SWD

STATUTORY WARRANTY DEED

Steve Beach and Lisa Beach, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Keith A. Hicks**, 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, Block 1, of BLEY-WAS HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3714-003CD-00300-000

Key No: 406643

Tax Account No: 3714-003CD-00200-000

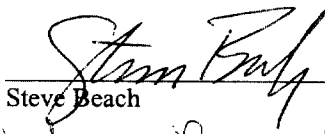
Key No: 406518

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 **\$14,000.00**.

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)).

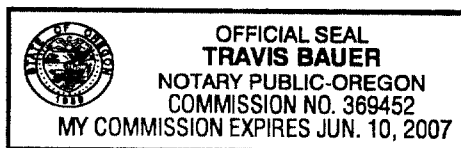
Dated this 5th day of June, 2006.


Steve Beach

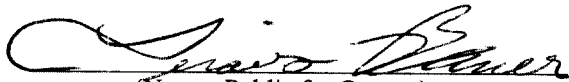

Lisa Beach

State of Oregon

County of Washington



This instrument was acknowledged before me on June 5, 2006 by Steve Beach and Lisa Beach.


(Notary Public for Oregon)

My commission expires June 10, 2007

21.00