



After recording return to:
Paul M. Pochatko and Stephanie M.
Pochatko
2170 Ogden Street
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Paul M. Pochatko and Stephanie M.
Pochatko
2170 Ogden Street
Klamath Falls, OR 97603
File No.: 7021-787656 (DMC)
Date: April 03, 2006

M06-11941

Klamath County, Oregon

06/12/2006 12:02:00 PM

Pages 3 Fee: \$31.00

STATUTORY WARRANTY DEED

James L. Tacchini and Hope Tacchini as tenants by the entirety, Grantor, conveys and warrants to Paul M. Pochatko and Stephanie M. Pochatko as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$130,600.00**. (Here comply with requirements of ORS 93.030)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

Dated this 8 day of June, 2006.

31-F

APN: 507491

Statutory Warranty Deed
- continued

File No.: **7021-787656 (DMC)**
Date: **04/03/2006**


James L. Tacchini

✓ Hope Tacchini
Hope Tacchini

STATE OF Oregon)
)ss.

County of Klamath Oregon)

This instrument was acknowledged before me on this 8 day of June, 2006
by **James L. Tacchini and Hope Tacchini**.



~~Dori Grain~~ Kristine Nelson
Notary Public for Oregon Salem, Oregon
My commission expires: ~~November 7, 2009~~
July 10, 2009

STATE OF OREGON,

County of Manana

FORM No. 23—ACKNOWLEDGMENT.
Stevens-Ness Law Publishing Co. NL
Portland, OR 97204 © 1992

BE IT REMEMBERED, That on this 8th day of June, 192006, before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within named James L. Tacculli and Hope Tacculli known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



my official seal the day and year last above written.

Christine Nelson

Notary Public for Oregon

My commission expires July 10, 2007

EXHIBIT A

LEGAL DESCRIPTION:

A parcel of land being a portion of the SW1/4NW1/4 of Section 1, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point 660 feet East and 462 feet North of an iron pin driven into the ground near the Southwest corner of the NW/14 of Section 1, in Township 39 South, Range 9 East of the Willamette Meridian, on the property of Otis V. Saylor, which iron pin is 30 feet East of the center of a roadway intersecting the Dalles-California Highway from the North, and 30 feet North of the center of said Highway; thence West 330 feet; thence North 132 feet; thence East 330 feet; thence South 132 feet to the place of beginning.