

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 ilens and encumbrances, EXCEPT:

 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 Jone 20 06.

Page 1 of 3

APN: **507491**

Statutory Warranty Deed - continued

File No.: 7021-787656 (DMC)

Date: 04/03/2006

James L.	Tacchini	hui.	V Ape Tacchini Hope Tacchini
STATE OF	Oregon)	
County of	Klamath Movier)ss.)	
This instrum	ent was acknowledged Tacchini and Hope	before me on this Tacchini.	8 day of June , 2006
		Pari Cali	112 de lana NIO 151NI



Notary Public for Oregon Salem, Oragon My commission expires: November 7, 2009

	FORM No. 23—ACKNOWLEDGMENT. Stevens-Ness Law Publishing Co. NL Portland, OR 97204 © 1992
BEIT REMEMBERED, That on this day of the State of Oregon, person named ICLIVES Land COLUMN AND THE STATE OF T	ally appeared the within
known to me to be the identical individual described in and who executed the acknowledged to me thatexecuted the same freely and volunts	arily.
IN TESTIMONY WHEREOF, I have hereunto	set my hand and affixed d year last above written.

OFFICIAL SEAL
KRISTINE NELSON
NOTARY PUBLIC - OREGON
COMMISSION NO. 393799
MY COMMISSION EXPIRES JULY 10, 2009

My commission expires Notary Public for Oregon

APN: **507491** Statutory Warranty Deed - continued

File No.: 7021-787656 (DMC)

Date: 04/03/2006

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.