

MTC 75644-TM

THIS SPACE RESERVED FOR RECORDER'S USE



M06-13269

Klamath County, Oregon

06/29/2006 11:38:12 AM

Pages 1 Fee: \$21.00

After recording return to:

HEATHER PEDRAZA

3113 Altamont Drive

Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

HEATHER PEDRAZA

3113 Altamont Drive

Klamath Falls, OR 97603

Escrow No. MT75644-TM

Title No. 0075644

SND

STATUTORY WARRANTY DEED

JACQUELINE L. JORDAN, Grantor(s) hereby convey and warrant to **HEATHER PEDRAZA and JESSICA PEDRAZA, with the rights of survivorship**, 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 4 in Block 5 of ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-010AB-06100-000

Key No: 541104

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 **\$160,000.00**.

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 21 day of June, 2006

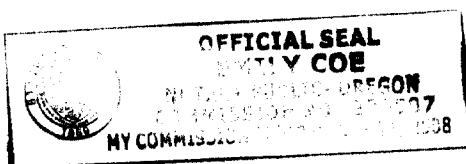
Jacqueline L. Jordan
JACQUELINE L. JORDAN

State of Oregon
County of Klamath

This instrument was acknowledged before me on June 21, 2006 by JACQUELINE L. JORDAN.



Emily Coe
(Notary Public)
My commission expires April 21, 2008



21.00