

MTC 74397-KR

THIS SPACE RESER

M06-13306

Klamath County, Oregon

06/29/2006 02:57:12 PM

Pages 1 Fee: \$21.00



After recording return to:

Brent Alan Bunker

10053 Westbrook Drive

Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

Brent Alan Bunker

10053 Westbrook Drive

Klamath Falls, OR 97603

Escrow No. MT74397-KR

Title No. 0074397

NOTED

STATUTORY WARRANTY DEED

Darrell Berry and Eva J. Berry, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Brent Alan Bunker and Amanda Lynn Bunker, 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:

Unit 10058 (Westbrook Drive), Supplemental Plat Tract 1379, FALCON HEIGHTS CONDOMINIUM STAGE 3, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-03400-70025-000

Key No: 887705

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:

2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$140,000.00**.

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 27th day of June, 2006.

Darrell Berry
Darrell Berry

Eva J. Berry
Eva J. Berry

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on June 27, 2006 by Darrell Berry and Eva J. Berry.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

21.00