

MTC 75599-KR

THIS SPACE RESE

M06-13311

Klamath County, Oregon

06/29/2006 03:00:26 PM

Pages 1 Fee: \$21.00



After recording return to:

JOHN L. JIRSA

5120 Glenwood Drive

Klamath Falls, OR 97603

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

JOHN L. JIRSA

5120 Glenwood Drive

Klamath Falls, OR 97603

Escrow No. MT75599-KR

Title No. 0075599

NWD

STATUTORY WARRANTY DEED

FRANCES R. JIRSA, Grantor(s) hereby convey and warrant to **JOHN L. JIRSA**, 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 29 of TRACT 1400, REGENCY ESTATES - PHASE 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No.: 3909-014bd-01400-000 Key No: 890299

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 **\$10.00**.

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 29th day of June, 2006.

Frances R. Jirsa
FRANCES R. JIRSA

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 29, 2006 by FRANCES R. JIRSA.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



21.00