



THIS SPACE RESER

M06-13602

Klamath County, Oregon

07/05/2006 11:11:59 AM

Pages 1 Fee: \$21.00

After recording return to:

FRED HALD

Box 75

Midland, OR 97634

Until a change is requested all

tax statements shall be sent to

The following address:

FRED HALD

Box 75

Midland OR 97634

Escrow No. MT75596-MS

Title No. 0075596

SWD

MT75596-MS

STATUTORY WARRANTY DEED

Gerald D. Warren and Janice J. Warren, as tenants by the entirety, Grantor(s) hereby convey and warrant to **FRED HALD and PATRICIA HALD, 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:

Lots 15, 16, and 17, Block 6, MIDLAND, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH that portion of vacated alley which inures property described herein. ALSO TOGETHER WITH that portion of vacated Main Street as disclosed by Order to vacate recorded February 11, 1981 in Book M81 at page 2111, which inured to property described herein.

Tax Account No: 3908-036DB-01400-000

Key No: 503100

Tax Account No: 3908-036DB-01500-000

Key No: 503093

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 **\$82,500.00**.

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 29 day of June, 2006

Gerald D. Warren

Gerald D. Warren

Janice J. Warren

Janice J. Warren

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on June 29, 2006 by Gerald D. Warren and Janice J. Warren.



Lisa Weatherby
(Notary Public for Oregon)

My commission expires 11/20/07

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