



After recording return to:  
Timothy McKinney and Susan  
McKinney  
~~11943 Ramirez Road~~ *1309*  
~~Klamath Falls, OR 97603~~ *Rodney*

*San Jose, CA 95118*  
Until a change is requested all tax statements  
shall be sent to the following address:

Timothy McKinney and Susan  
McKinney  
~~11943 Ramirez Road~~ *same as*  
~~Klamath Falls, OR 97603~~ *above*

File No.: 7021-839553 (ALF)  
Date: June 07, 2006

**M06-13684**

Klamath County, Oregon

07/06/2006 12:03:08 PM

Pages 2 Fee: \$26.00

### STATUTORY WARRANTY DEED

**Robert P. Crittenden, Jr. and Melinda A. Crittenden as tenant in severalty**, Grantor, conveys and warrants to **Timothy McKinney and Susan McKinney, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 7, TRACT 1332-SCENIC VALLEY, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**This property is free from liens and encumbrances, EXCEPT:**

1. 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 **\$290,000.00**. (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.

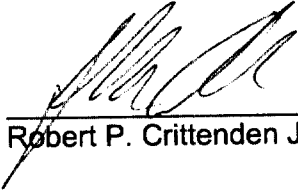
Dated this 16 day of July, 2006

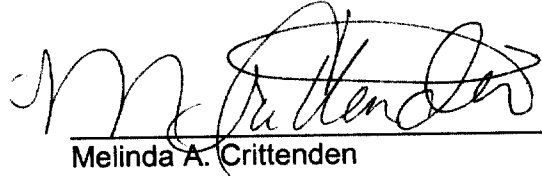
26-F

APN: **R885443**

Statutory Warranty Deed  
- continued

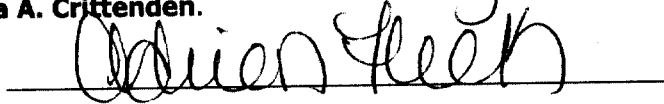
File No.: **7021-839553 (ALF)**  
Date: **06/07/2006**

  
\_\_\_\_\_  
Robert P. Crittenden Jr.

  
\_\_\_\_\_  
Melinda A. Crittenden

STATE OF Oregon )  
                                  )ss.  
County of Klamath )

This instrument was acknowledged before me on this 6 day of July, 2006  
by **Robert P. Crittenden, Jr. and Melinda A. Crittenden.**

  
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Notary Public for Oregon  
My commission expires:

12-3-06

