

MTC 75149-TM

THIS SPACE RESERVED FOR RECORDER'S USE



M06-13869

Klamath County, Oregon

07/10/2006 03:19:06 PM

Pages 1 Fee: \$21.00

After recording return to:

BRADY PERCELL

29351 DAN LANE

JUNCTION CITY, OR 97448

Until a change is requested all

tax statements shall be sent to

The following address:

BRADY PERCELL

29351 DAN LANE

JUNCTION CITY, OR 97448

Escrow No. MT75149-TM

Title No. 0075149

SWD

STATUTORY WARRANTY DEED

MICHAEL ADAMS, Grantor(s) hereby convey and warrant to **BRADY PERCELL and SHARON PERCELL, 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:

The S1/2 S1/2 NE1/4 SW1/4 NE1/4 of Section 5, Township 25 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 2508-00500-00503-000

Key No: 28437

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 **\$17,500.00**.

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.

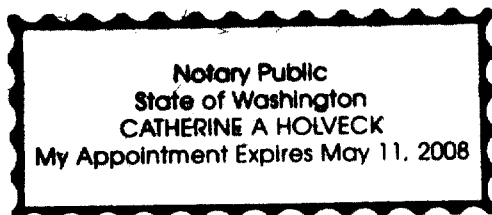
Dated this 29 day of June, 2006

Michael Adams
MICHAEL ADAMS

State of Oregon

County of

This instrument was acknowledged before me on JUNE 29, 2006 by MICHAEL ADAMS.



Catherine A Holveck
(Notary Public for ~~Oregon~~) WASHINGTON

My commission expires MAY 11, 2008

21.00