



After recording return to:
First American Title
PO Box 10146
Eugene, OR 97440

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

Todd W. Zimmerman and Kristine M.
Zimmerman
90426 Marcola Road
Springfield, OR 97478

File No.: 7191-845728 (csl)

Date: July 07, 2006

M06-14009

Klamath County, Oregon

07/11/2006 03:44:00 PM

Pages 3 Fee: \$31.00

STATUTORY WARRANTY DEED

Larry K. McCurdy and Deborah McCurdy, who acquired title as Deborah Lee Fountain, Grantor,
conveys and warrants to **Todd W. Zimmerman and Kristine M. Zimmerman, husband and wife ,**
Grantee, the following described real property:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

This property is free from liens and encumbrances, EXCEPT:

1. The **2006-2007** Taxes, a lien not yet payable.
2. 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 **\$120,000.00**. (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 7th day of July, 2006.

31- F

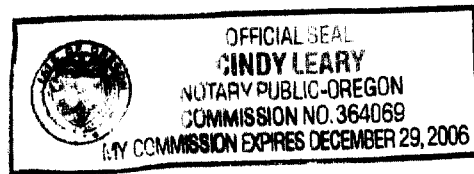

Larry K. McCurdy


Deborah McCurdy

STATE OF Oregon)
)ss.
County of Lane)

This instrument was acknowledged before me on this 21st day of July, 2006
by **Larry K. McCurdy and Deborah McCurdy.**

Notary Public for Oregon
My commission expires:



APN: **R147139**

Statutory Warranty Deed
- continued

File No.: **7191-845728 (csi)**
Date: **07/07/2006**

EXHIBIT A

LEGAL DESCRIPTION:

**LOT 2 IN BLOCK 1 TRACT NO. 1052, CRESCENT PINES, ACCORDING TO THE OFFICIAL PLAT THEREOF
ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**