



After recording return to:
Scott M. Wetherby and Cathleen A.
Wetherby
1206 Laguna St
Ocean Side, CA 92054

Until a change is requested all tax statements
shall be sent to the following address:
Scott M. Wetherby and Cathleen A.
Wetherby
1206 Laguna St
Ocean Side, CA 92054
File No.: 7021-841149 (DMC)
Date: July 05, 2006

M06-14052

Klamath County, Oregon

07/12/2006 11:43:21 AM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

John D. Kramer, Grantor, conveys and warrants to **Scott M. Wetherby and Cathleen A. Wetherby as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 10 IN BLOCK 2 OF MOUNTAIN LAKES HOMESITES, 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 **\$62,000.00**. (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.

26-F

APN: R318784

Statutory Warranty Deed
- continued

File No.: 7021-841149 (DMC)
Date: 07/05/2006

Dated this 9th day of July, 2006.

John D. Kramer

John D. Kramer

STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this 9 day of July, 2006
by **John D. Kramer**.



Notary Public for Oregon
My commission expires:

11/7/09