



THIS SPACE RE

**M06-14101**

Klamath County, Oregon

07/13/2006 11:19:20 AM

Pages 1 Fee: \$21.00

**MT74567-PS**

After recording return to:

NORTHWEST DIRECT HOMES, INC.

PO BOX 29

WEST LINN, OR 97066

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

NORTHWEST DIRECT HOMES, INC.

PO BOX 29

WEST LINN, OR 97066

Escrow No. MT74567-PS

Title No. 0074567

### STATUTORY WARRANTY DEED

**HOWARD WEST and SALLY WEST, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **NORTHWEST DIRECT HOMES, INC., an Oregon corporation**, 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:

Parcels 2 and 3 of Land Partition 14-01 being a Partition of Lot 69 of FAIR ACRES SUBDIVISION NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-035DD-00401-000  
Tax Account No: 3809-035DD-00402-000

Key No: 887964

Key No: 887965

**RESERVING UNTO THE GRANTORS HEREIN an easement for ingress and egress over the existing road easement as shown on dedicated plat.**

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.

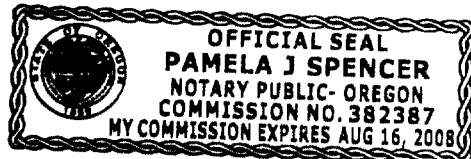
The true and actual consideration for this conveyance is **\$1.00 AND OTHER VALUABLE CONSIDERATION.**

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.

Howard West  
HOWARD WEST

Sally West  
SALLY WEST



State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 7, 2006 by HOWARD WEST and SALLY WEST.

Pamela J. Spencer  
(Notary Public for Oregon)  
My commission expires 8/16/2008