

MTC 75685-SH



M06-14515

Klamath County, Oregon

07/19/2006 10:39:53 AM

Pages 2 Fee: \$26.00

THIS SPACE RESER

After recording return to:
Triple S Homes LLC, an Oregon Limited
Liability Company
6000 South 6th Street
Klamath Falls, OR 97603

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

Triple S Homes LLC, an Oregon Limited
Liability Company
6000 South 6th Street
Klamath Falls, OR 97603

Escrow No. MT75685-SH
SWDEMI

STATUTORY WARRANTY DEED

Fred L. Ortman and Paula R. Ortman, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Triple S Homes LLC, an Oregon Limited Liability Company**, 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:

Lot 14 in Block 32 of TRACT 1184, OREGON SHORES UNIT 2, FIRST ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3507-017BD-04000-000 Key No: 235114

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.

26.00

Statutory Warranty Deed

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Dated this 6th day of July, 2006

Fred L. Ortman
Fred L. Ortman

Paula R. Ortman
Paula R. Ortman

State of ~~Oregon~~ California
County of ~~KLAMATH~~ Riverside

This instrument was acknowledged before me on July 6, 2006 by Fred L. Ortman and Paula R. Ortman.

(Notary Public for Oregon) California

My commission expires 2/17/09

