

MTC 75915-DS



THIS SPACE RES

M06-14760

Klamath County, Oregon

07/21/2006 03:12:06 PM

Pages 1 Fee: \$21.00

After recording return to:

Donna L. Penner and Teresa Lee Penner, Trustees

PO Box 901

Tulelake, CA 96134 Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

Donna L. Penner and Teresa Lee Penner, Trustees

PO Box 901

Tulelake, CA 96134 Klamath Falls, OR 97603

Escrow No.

MT75915-DS

Title No.

0075915

SWD

STATUTORY WARRANTY DEED

Wallace L. Kelly and Roxanne E. Kelly, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Donna L. Penner and Teresa Lee Penner, Trustees of The Declaration of Revocable Living Trust of Ross E. Penner and Donna L. Penner, Dated February 14, 2002**, 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 26 in Block 1 of Tract 1116, SUNSET EAST, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-012DC-03700-000

Key No: 567014

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 **\$279,900.00**.

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 21 day of July, 2006.

Wallace L. Kelly
Wallace L. Kelly

Roxanne E. Kelly
Roxanne E. Kelly

State of Oregon

County of Klamath

This instrument was acknowledged before me on July 21, 2006 by Wallace L. Kelly and Roxanne E. Kelly.

Lisa Weatherby
(Notary Public for Oregon)

My commission expires 1/20/07



21.00