



THIS SPACE RESERVE

M06-14761

Klamath County, Oregon

07/21/2006 03:12:26 PM

Pages 2 Fee: \$26.00

After recording return to:

Mark L. Burnett

290 Canyon Dr

Grants Pass, OR 97527

Until a change is requested all

tax statements shall be sent to

The following address:

Mark L. Burnett

290 Canyon Dr

Grants Pass, OR 97527

Escrow No. MT75638-TM

Title No. 0075638

SWD

STATUTORY WARRANTY DEED

Patrick G. Walsh and Decinda Walsh, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Mark L. Burnett**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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:

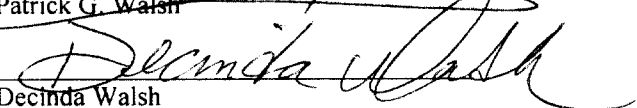
2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$183,000.00**.

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 19 day of July, 2006


Patrick G. Walsh


Decinda Walsh

State of Oregon

County of Klamath

This instrument was acknowledged before me on July 19, 2006 by Patrick G. Walsh and Decinda Walsh.


(Notary Public for Oregon)

My commission expires 12/17/09

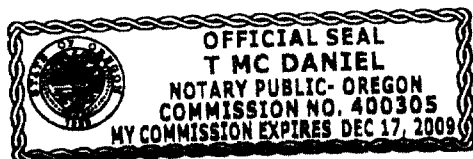


EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lots 57, 58 and 61 of FIRST ADDITION TO SUMMERS LANE HOMES, situated in the N1/2 NW1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the Northeast corner of said Lot 58; thence North $89^{\circ} 55 \frac{1}{2}'$ West a distance of 176.09 feet to an iron pin on the Southeasterly line of Onyx Place; thence North $35^{\circ} 16 \frac{1}{2}'$ East along the Southeasterly line of Onyx Place a distance of 124.54 feet to an iron pin; thence South $54^{\circ} 43 \frac{1}{2}'$ East a distance of 127.57 feet to an iron pin on the Easterly line of said Lot 61; thence South $0^{\circ} 04 \frac{1}{2}'$ West along the Easterly line of said Lot 61 a distance of 28.25 feet, more or less, to a point of beginning.

Tax Account No: 3909-011BA-06100-000

Key No: 550326