

**M06-14779**

Klamath County, Oregon

07/21/2006 03:42:32 PM

Pages 2 Fee: \$26.00



After recording return to:  
Judith Lovre  
6025 NW Rosewood  
Corvallis, OR 97330

Until a change is requested all tax statements  
shall be sent to the following address:  
Judith Lovre  
6025 NW Rosewood  
Corvallis, OR 97330

File No.: 7064-843351 (MG)  
Date: June 26, 2006

THIS SPACE RESERVED FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

**Ronald R. Speece and Margaret A. Speece**, Grantor, conveys and warrants to **Judith Lovre and Sherrie Horning**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 2 IN BLOCK 11 TRACT 1122, 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. The **2006-2007** Taxes, a lien not yet payable.
2. 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 **\$46,000.00**. (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

Dated this 14<sup>TH</sup> day of July, 2006.

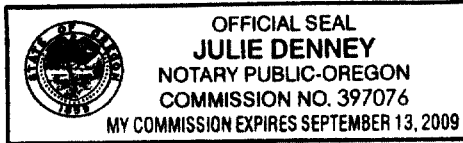
Ronald R. Speece  
Ronald R. Speece

Margaret A. Speece  
Margaret A. Speece

STATE OF Oregon )  
County of ~~Klamath~~ Curry )ss.

This instrument was acknowledged before me on this 14<sup>TH</sup> day of July, 2006  
by **Ronald R. Speece and Margaret A. Speece.**

Julie Denney



Notary Public for Oregon  
My commission expires: 9-13-2009