

M06-15044

Klamath County, Oregon

07/26/2006 02:59:39 PM

Pages 2 Fee: \$26.00



After recording return to:
Marc R. Hodder and Lori J. Hodder
5544 Sturdivant
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Marc R. Hodder and Lori J. Hodder
5544 Sturdivant
Klamath Falls, OR 97603

File No.: 7021-768871 (MTA)
Date: July 18, 2006

THIS SPACE RESERVED FOR RECORDING USE

STATUTORY WARRANTY DEED

TOM SOYLAND CONSTRUCTION, INC., an Oregon corporation, Grantor, conveys and warrants to **MARC R. HODDER and LORI J. HODDER, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 13 of Tract 1412, Lauren Estates, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

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 **\$301,200.00**. (Here comply with requirements of ORS 93.030)

26. F

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.

mb-A
89H
Dated this 24 day of July, 2006.

Tom Soyland Construction, Inc., an Oregon corporation

Tom Soyland

By: Tom Soyland, Owner

Thomas J. Soyland

By: Thomas J. Soyland, President

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 24th day of July, 2006 by Thomas J. Soyland as Owner of Tom Soyland Construction, Inc., an Oregon corporation, on behalf of the corporation.



Stacy L. Makee

Notary Public for Oregon

My commission expires: ~~March 22, 2009~~

August 18, 2006