

After recording return to:  
Brian Magel  
PO Box 1019  
Eagle Point, OR 97524

Until a change is requested, all tax statements shall be sent  
to the following address:  
Brian Magel  
PO Box 1019  
Eagle Point, OR 97524

**STATUTORY WARRANTY DEED**

Brandon Davis, Grantor, conveys and warrants to Brian Magel, Grantee, the following described real  
property free of encumbrances except as specifically set forth herein:

Tax Account No. and 10916204

This property is free of encumbrances, EXCEPT:  
SEE EXHIBIT "A" WITH EXCEPTIONS  
The true consideration for this conveyance is \$120,000.00

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 WILL 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 27 day of July, 2006

Brandon Davis  
Brandon Davis

STATE OF OREGON  
COUNTY OF S Jackson

The foregoing instrument was acknowledged before me this 27 day of July, 2006 by Brandon  
Davis

Joanna Kessler  
Notary Public State of Oregon  
My commission expires: 8/31/08

Order No. 46g0468370



26.00

**Exhibit "A" with Exceptions**

**Lot 6, Block 4 of TRACT NO. 1051, LAKEWOODS UNIT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

Unofficial  
Copy