

MTC 75853-TM



THIS SPACE RESEI

2006-015692  
Klamath County, Oregon



08/03/2006 02:57:24 PM

Fee: \$21.00

After recording return to:  
THE CLAUSEN FAMILY TRUST  
P.O. BOX 1223  
RANCHO MURIETA, CA 95683

Until a change is requested all  
tax statements shall be sent to  
The following address:

THE CLAUSEN FAMILY TRUST  
P.O. BOX 1223  
RANCHO MURIETA, CA 95683

Escrow No. MT75853-TM  
Title No. 0075853

S&VD

### STATUTORY WARRANTY DEED

**MICHAEL E. LUNT and LISA M. LUNT, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **JOSEPHINE ELISA CLAUSEN AS TRUSTEE OF THE CLAUSEN FAMILY TRUST DATED APRIL 3, 2000**, 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 5, Block 1, WEST CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3407-034DC-02901-000

Key No: 7593

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 **\$87,500.00**.

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 28 day of July 2006

Michael E. Lunt  
MICHAEL E. LUNT

Lisa M. Lunt  
LISA M. LUNT

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 28, 2006 by MICHAEL E. LUNT and LISA M. LUNT.



Michael D.  
(Notary Public for Oregon)  
My commission expires 12/17/09

21.00