

2006-016137

Klamath County, Oregon



THIS



08/10/2006 03:46:56 PM

Fee: \$26.00

After recording return to:
Brian S Houk and Cynammon L Houk
PO Box 117
Chiloquin, OR 97624

Until a change is requested all tax statements
shall be sent to the following address:
Brian S Houk and Cynammon L Houk
PO Box 117
Chiloquin, OR 97624

File No.: 7021-871230 (DMC)
Date: August 04, 2006

STATUTORY WARRANTY DEED

Jim M. Fagundes and Shirley A. Fagundes as tenants by the entirety, Grantor, conveys and warrants to **Brian S Houk and Cynammon L Houk, husband and wife as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOTS 1 AND 30 IN BLOCK 5, OREGON SHORES SUBDIVISION-TRACT 1053, 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 **\$139,900.00**. (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.

Dated this 10 day of August, 2000


Jim M. Fagundes


Shirley A. Fagundes

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 10 day of August, 2006
by **Jim M. Fagundes and Shirley A. Fagundes.**

ndes. Carlen Hook

Notary Public for Oregon
My commission expires:

12-3-06

