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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS

2006-017132

Klamath County, Oregon



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08/25/2006 11:58:24 AM

Fee: \$21.00

Nancy Heise
23836 Rosewood Lane
Chiloquin, OR 97624

Grantor's Name and Address

David E. and Natalia D. Hardman, David M. Hardman
23950 Cherrywood Lane
Chiloquin, OR 97624

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

David & Natalia Hardman
P.O. Box 101
Sprague River, OR 97639

Until requested otherwise, send all tax statements to (Name, Address, Zip):

David & Natalia Hardman
P.O. Box 101
Sprague River, OR 97639

SPACE

RECOF

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that Nancy Heise

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by David E. and Natalia D. Hardman and David M. Hardman

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Klamath County, State of Oregon, described as follows, to-wit:

Tax lot #s:

3510 - 35B - 3900

and

3510 - 35B - 4000

Lots 9 and 10, Block 2, Juniper Acres

Situs address as disclosed on Klamath County Tax Roll:

23836 Rosewood Lane, Chiloquin, OR 97624

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

no exceptions, except any that are apparent to the land.

_____, and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$14,000.00. ^① However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. ^① (The sentence between the symbols ^①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

X Nancy Heise

STATE OF OREGON, County of KlamathThis instrument was acknowledged before me on April 20th 2006 ss.by Nancy Jean Heise

This instrument was acknowledged before me on _____

by _____

as _____

of _____



OFFICIAL SEAL
DEBORAH TORRIE
NOTARY PUBLIC - OREGON
COMMISSION NO. 388757
MY COMMISSION EXPIRES OCTOBER 14, 2009

Deborah Torrie
Notary Public for Oregon

My commission expires Oct. 14, 2009