

MTC 76143-SH

THIS SPACE RESERVED FOR RECORDER'S USE



2006-017208

Klamath County, Oregon



00002200200600172080010018

08/28/2006 11:21:52 AM

Fee: \$21.00

After recording return to:

Loren Zelmer

940 Windsor Street

SANTA CRUZ, CA 95062

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

Loren Zelmer

940 Windsor Street

SANTA CRUZ, CA 95062

Escrow No. MT76143-SH

Title No. 0076143

SWD

### STATUTORY WARRANTY DEED

**Jason H. Keck**, Grantor(s) hereby convey and warrant to **Loren Zelmer**, 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:

Lots 3 and 4 in Block 73 of BUENA VISTA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-029BD-01400-000

Key No: 212807

Tax Account No: 3809-029BD-01500-000

Key No: 212781

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 **\$45,000.00**.

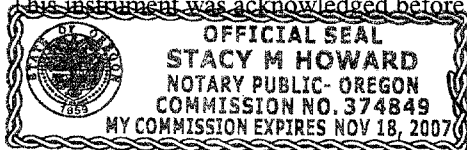
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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 11 day of Aug 2006

\_\_\_\_\_  
Jason H. Keck

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Aug 11, 2006 by Jason H. Keck.



\_\_\_\_\_  
(Notary Public for Oregon)

My commission expires Nov 18, 2007