

2006-017391

Klamath County, Oregon



00002422200600173910020021

08/29/2006 03:39:03 PM

Fee: \$26.00



After recording return to:
Hrant Y. Boyadjian
1411 Canby St
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Hrant Y. Boyadjian
1411 Canby St
Klamath Falls, OR 97603

File No.: 7021-867102 (DMC)
Date: August 24, 2006

STATUTORY WARRANTY DEED

John Norman and Kola Norman as tenants by the entirety, Grantor, conveys and warrants to **Hrant Y. Boyadjian**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 4 IN BLOCK 41 HOT SPRINGS 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.

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 **\$156,500.00**. (Here comply with requirements of ORS 93.030)

26 F

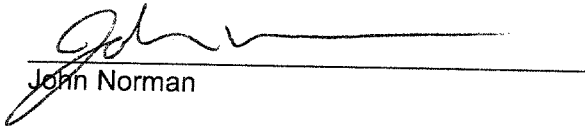
APN: 373483

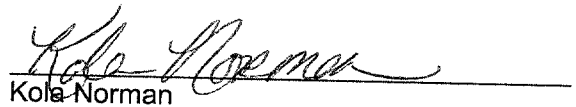
Statutory Warranty Deed
- continued

File No.: 7021-867102 (DMC)
Date: 08/24/2006

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 29 day of August, 2006.

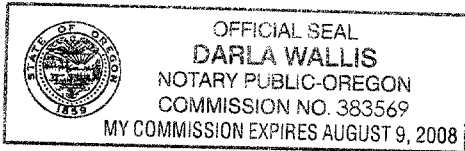

John Norman


Kola Norman

STATE OF Oregon)
County of Cass)ss.
)

This instrument was acknowledged before me on this 28 day of Aug, 2006
by **John Norman and Kola Norman**.





Notary Public for Oregon
My commission expires: 8-9-08