



THIS SPACE

2006-017613

Klamath County, Oregon



00002685200600176130010013

08/31/2006 03:42:31 PM

Fee: \$21.00

After recording return to:

Kevin J. Darling

947 California Avenue

Klamath Falls, OR 97601

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

Kevin J. Darling

947 California Avenue

Klamath Falls, OR 97601

Escrow No. MT76150-KR

Title No. 0076150

SWD

MTK- 76150 KR

STATUTORY WARRANTY DEED

Raymond Steele and Linda M. Steele, as tenants by the entirety, Grantor(s) hereby convey and warrant to

Kevin J. Darling and Eva C. Darling, as tenants by the entirety, 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 1, Block 99, 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: 3809-032BB-00100-000

Key No: 409267

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 **\$159,500.00**.

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 28th day of August, 2006.

Raymond Steele

Raymond Steele

Linda M. Steele

Linda M. Steele

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Aug. 28, 2006 by Raymond Steele and Linda M. Steele.

Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007



21.00