

2006-018589

Klamath County, Oregon



THIS :



00003840200600185890020021

09/15/2006 11:48:52 AM

Fee: \$26.00

After recording return to:

Larry M. Smith and Vickie L. Smith

7894 Division Rd
White City, OR, 97503

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

Larry M. Smith and Vickie L. Smith
Address as shown above.

File No.: 7021-890713 (MTA)

Date: September 11, 2006

STATUTORY WARRANTY DEED

Shawna McCollam Floyd, Grantor, conveys and warrants to **Larry M. Smith and Vickie L. Smith, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

THE WEST 261.5 FEET OF TRACT 24 OF ALTAMONT SMALL FARMS, SAVE AND EXCEPTING THE SOUTHERLY 166.1 FEET THEREOF, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. The **2006-'07** 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 **\$50,000.00** - The true consideration for this conveyance is pursuant to an **IRC 1031 Tax Deferred Exchange** on behalf of the Grantor..
(Here comply with requirements of ORS 93.030)

26.-F

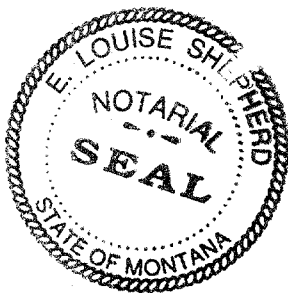
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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 13 day of September, 2006.

Shawna McCollam Floyd
Shawna McCollam Floyd

STATE OF Montana)
County of Hathead)ss.

This instrument was acknowledged before me on this 13 day of Sept, 2006
by **Shawna McCollam Floyd**.



E. Louise Shepherd

Notary Public for Montana
My commission expires: March 24, 2009