



After recording return to:  
First American Title  
PO Box 10146  
Eugene, OR 97440

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

P.O. Box 24612  
Eugene, OR 97402

File No.: 7191-893644 (jds)  
Date: September 13, 2006

**2006-018889**

Klamath County, Oregon



00004202200600188890020025

09/20/2006 12:11:10 PM

Fee: \$26.00

### STATUTORY WARRANTY DEED

**Alexander A. Wold, Jr. and Rosemary S. Wold**, Grantor, conveys and warrants to **Richard J. Davis**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 3 IN BLOCK 5, CRES-DEL ACRES, SECOND ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**Subject to:**

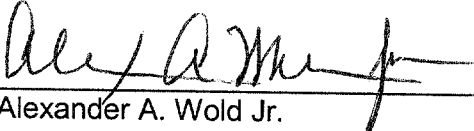
1. The **2006-2007** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

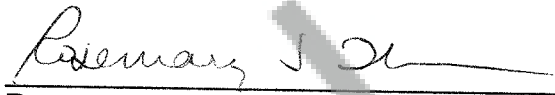
The true consideration for this conveyance is **\$108,500.00** consideration is being paid by a **qualified intermediary as part of an IRC 1031 exchange**. (Here comply with requirements of ORS 93.030)

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 18 day of September, 2006.

  
\_\_\_\_\_  
Alexander A. Wold Jr.

  
\_\_\_\_\_  
Rosemary S. Wold

STATE OF New Mexico )  
County of Bernalillo )ss.  
)

This instrument was acknowledged before me on this 18<sup>th</sup> day of September, 2006  
by **Alexander A. Wold, Jr. and Rosemary S. Wold.**

  
\_\_\_\_\_  
Notary Public for New Mexico

My commission expires: 6/6/2007

