

2006-019230  
Klamath County, Oregon



00004601200600192300010011

THIS SPACE RESERVED FOR RECO

09/25/2006 03:40:00 PM

Fee: \$21.00



After recording return to:  
Michael P. Rychart  
PO Box 2403  
Redmond, OR 97756

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

Michael P. Rychart  
PO Box 2403  
Redmond, OR 97756

Escrow No. OM093912GC  
Title No. 0076880

SWD

MITC 76880

STATUTORY WARRANTY DEED

Kenneth J. Reeve and Sarah J. Reeve, as tenants by the entirety, Grantor(s) hereby convey and warrant to Michael P. Rychart and Pamela J. Rychart, 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 11, DIAMOND PEAKS, TRACT NO. 1355, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

2407-007A0-09200-000

Key No. 886958

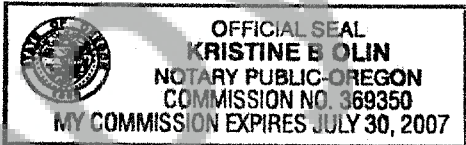
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:  
2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is \$115,000.00.

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 21st day of Sept. 2006.

Kenneth J. Reeve  
Sarah J. Reeve



State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 9/21/06, 2006 by Kenneth J. Reeve and Sarah J. Reeve.

Kristine B. Olin  
(Notary Public for Oregon)

My commission expires 7-30-07

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