

2006-019590
Klamath County, Oregon



00005017200600195900020020

09/28/2006 03:47:59 PM

Fee: \$26.00



After recording return to:

Carol Webb

5128 Rambler Way
Soc, Ca 95841

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

Carol Webb

Address as shown above.

File No.: 7021-905034 (MTA)

Date: September 27, 2006

STATUTORY WARRANTY DEED

Charles L. Michel, Grantor, conveys and warrants to **Carol Webb**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 16 IN BLOCK 54 OF KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 2,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY
CLERK OF KLAMATH COUNTY, OREGON.**

Subject to:

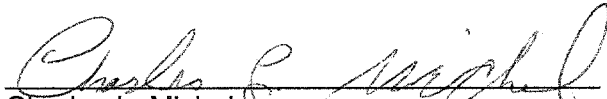
1. The **2006-'07** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$70,000.00**. (Here comply with requirements of ORS 93.030)

26-F

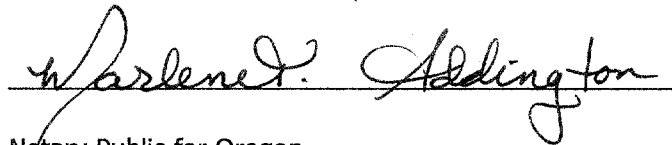
CW
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING 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 27th day of September, 2006.


Charles L. Michel

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 28th day of September, 2006
by **Charles L. Michel**.



Notary Public for Oregon
My commission expires: March 22, 2009

