



THIS SPACE RESERVED FOR RECORDER'S USE

2006-020173  
Klamath County, Oregon

After recording return to:  
Karen E. Foster  
1420 Pacific Terrace  
Klamath Falls, OR 97601



00005689200600201730020029

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

10/06/2006 12:15:11 PM

Fee: \$26.00

Karen E. Foster  
1420 Pacific Terrace  
Klamath Falls, OR 97601

Escrow No. MT76597-SH  
SWD-EM

MTC 76597 SH

STATUTORY WARRANTY DEED

Dale R. Rodrigues and Susie E. Rodrigues, as tenants by the entirety, Grantor(s) hereby convey and warrant to Karen E. Foster, 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:

The E1/2 of Lots 19 and 20 in Block 14 of INDUSTRIAL 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: 3809-033BA-17300-000 Key No: 416035

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 \$110,000.00.

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 05<sup>th</sup> day of October, 2006

*[Signature of Dale R. Rodrigues]*

Dale R. Rodrigues

*[Signature of Susie E. Rodrigues]*

Susie E. Rodrigues

State of Oregon

2600

County of ~~CLATSOP~~ CLATSOP LANE

This instrument was acknowledged before me on Oct 5, 2006 by Dale R. Rodrigues and Susie E. Rodrigues.



Mary Cranmer  
(Notary Public for Oregon)

My commission expires 12-26-2008

Unofficial Copy