



THIS SPACE RESERVE

2006-020466

Klamath County, Oregon



10/11/2006 03:22:42 PM

Fee: \$21.00

After recording return to:

~~Jennifer Du Nesme~~ Jennifer S. Du Nesme
1109 Pine Street
Klamath Falls, OR 97601

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

~~Jennifer Du Nesme~~ Jennifer S. Du Nesme
1109 Pine Street
Klamath Falls, OR 97601

Escrow No. MT76408-KR
Title No. 0076408

SWD

MT76408 KR

STATUTORY WARRANTY DEED

Michael Beeson and Terry Beeson, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Jennifer Du Nesme**, 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 East 1/2 of Lot 7, Block 19, FAIRVIEW ADDITION #2 to the City of Klamath Falls, in the County of Klamath, State of Oregon.

Tax Account No: 3809-029CA-17300-000

Key No: 301943

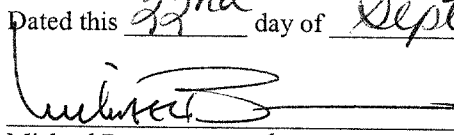
*S.

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 **\$97,416.00**.

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.

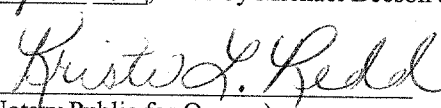
Dated this 22nd day of September, 2006


Michael Beeson

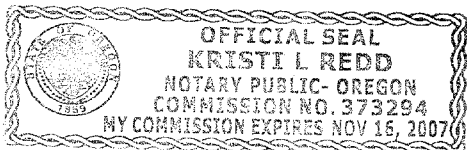

Terry Beeson

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Sept 22, 2006 by Michael Beeson and Terry Beeson.


(Notary Public for Oregon)

My commission expires 11/16/2007



2100