



THIS SPACE RES

2006-020645
Klamath County, Oregon



10/13/2006 03:24:11 PM

Fee: \$21.00

After recording return to:

James R. Wolf

PO Box 1117

Columbia, CA 95310

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

James R. Wolf

PO Box 1117

Columbia, CA 95310

Escrow No. MT77146-KR

Title No. 0077146

SWD

MTCT1146 KR

STATUTORY WARRANTY DEED

Randy Moss, Grantor(s) hereby convey and warrant to **James R. Wolf**, 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 4 in Block 2 of WILLIAMS 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: 3809-028CD-12600-000

Key No: 374099

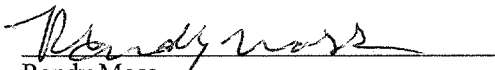
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

~~2006-2007 Real Property Taxes are not yet due and payable~~

The true and actual consideration for this conveyance is **\$27,000.00**.

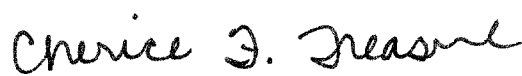
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING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

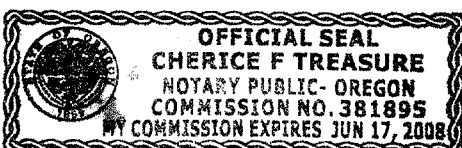
Dated this 9th day of October, 2006.


Randy Moss

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 9th, 2006 by Randy Moss.


(Notary Public for Oregon)



My commission expires 6/17/2008

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