



THIS SPACE RESE

2006-020660
Klamath County, Oregon



10/13/2006 03:34:45 PM

Fee: \$26.00

After recording return to:

Scott Cooper

2217 Kimberly Drive

Klamath Falls, OR 97603

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

Scott Cooper

2217 Kimberly Drive

Klamath Falls, OR 97603

Escrow No. MT76751-MS

Title No. 0076751

SWD

MTCTU751MS

STATUTORY WARRANTY DEED

David S. Disend, Grantor(s) hereby convey and warrant to **Scott Cooper and Lisa Cooper**, 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 12 in Tract 1289, FOURTH ADDITION TO EAST HILLS ESTATES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. EXCEPTING THEREFROM the North 20 feet of Lot 12.

Tax Account No: 3909-001AD-03200-000

Key No: 875502

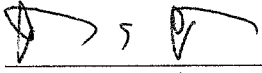
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$339,000.00**.

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.

2600

Dated this 9 day of OCTOBER, 2006.



David S. Disend

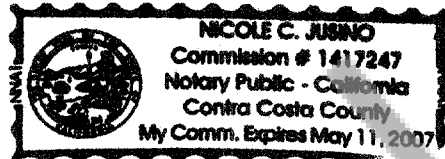
STATE OF CALIFORNIA

COUNTY OF CONTRA COSTA^{SS}

On OCTOBER 9, 2006 before me, NICOLE C. JUSINO personally appeared David S. Disend personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that executed the same in authorized capacity(ies), and that by signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Nicole C. Jusino



Unofficial Copy