



THIS SPACE RESERVE

2006-020863

Klamath County, Oregon



00006504200600208630010019

10/17/2006 03:42:20 PM

Fee: \$21.00

After recording return to:

Eugene P. Newnham

4737 Alva Ave.

Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

Eugene P. Newnham

4737 Alva Ave.

Klamath Falls, OR 97603

Escrow No. MT76652-DS

Title No. 0076652

SWD

MT76652-DS

STATUTORY WARRANTY DEED

Robert M. Babcock, Grantor(s) hereby convey and warrant to **Eugene P. Newnham and Doris L. Newnham**, 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 56 of PLEASANT HOME TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002BA-04100-000

Key No: 514768

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 **\$120,000.00**.

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 12 day of OCTOBER, 2006

Robert M. Babcock
Robert M. Babcock

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 10-12, 2006 by Robert M. Babcock.

Rebecca Sinnock
(Notary Public for Oregon)

My commission expires 9-8-09



200