



2006-021014
Klamath County, Oregon

THIS SPACE RES



10/19/2006 11:24:46 AM

Fee: \$26.00

After recording return to:
L FRANK GOODSON
PO BOX 427
FORT KLAMATH, OR 97626

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

L FRANK GOODSON
PO BOX 427
FORT KLAMATH, OR 97626

Escrow No. MT 77393-PS

MTCT7393^{PS}

SPECIAL WARRANTY DEED

L. FRANK GOODSON and LILLIE L. GOODSON, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to L FRANK GOODSON and LILLIE L. GOODSON, as tenants in common, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances. The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under a standard policy of title insurance. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument but merely define the scope, nature and amount of such liability or obligations.

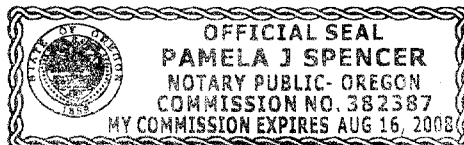
The true and actual consideration for this conveyance is ESTATE PLANNING.

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 19th day of October, 2006.

L. FRANK GOODSON

LILLIE L. GOODSON



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on October 19, 2006 by L. FRANK GOODSON and LILLIE L. GOODSON.

(Notary Public for Oregon)

My commission expires 8/16/2008

2600

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

The SE1/4 of Section 12, Township 33 South, Range 13 East of the Willamette Meridian,
Klamath County, Oregon.

Account No.: 3313-00000-02700-000 Key No.: 175170

PARCEL 2:

The E1/2 of the North 489.87 feet of Lot 1, Block 18, KLAMATH FALLS FOREST ESTATES -
SYCAN UNIT, according to the official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon, AND The E1/2 of the South 490 feet of Lot 1, Block 18, KLAMATH
FALLS FOREST ESTATES - SYCAN UNIT, according to the official plat thereof on file in the
office of the County Clerk of Klamath County, Oregon.

Account No.: 3313-01300-00100-000 Key No.: 175884

Account No.: 3313-01300-00200-000 Key No.: 175893