

2006-021458

Klamath County, Oregon



THIS SP.



10/25/2006 11:36:51 AM

Fee: \$26.00

After recording return to:

Bruce E. Brink

2447 Danow
Klamath Falls, OR
97601

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

Bruce E. Brink

Address as shown above.

File No.: 7021-908132 (MTA)

Date: October 02, 2006

STATUTORY WARRANTY DEED

Shanna L. Done and Garrett D. Done as tenants by the entirety, Grantor, conveys and warrants to **Bruce E. Brink**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 25 IN BLOCK E OF HOMECREST, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.


Subject to:

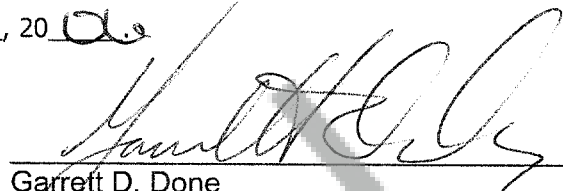
1. The **2006-'07** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.
3. AND, Trust Deeds, including the terms and conditions thereof, one recorded September 27, 2002, in favor of U.S. Bank, N.A. and one recorded December 19, 2002, in favor of Genisys Financial Corp., which Trust Deeds the Grantee herein DOES NOT agree to assume and pay and Grantors holds Grantee harmless therefrom. Grantors herein state and affirm that these Trust Deeds will be paid in full prior to, or at the time of, payment in full of the All-inclusive Trust Deed (securing an All-inclusive Note) being recorded immediately subsequent to the recording of this Deed.

The true consideration for this conveyance is **\$160,000.00**. (Here comply with requirements of ORS 93.030)

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.

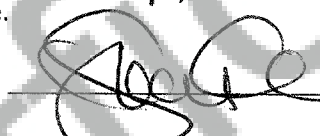
Dated this 19 day of Oct, 2006


Shanna L. Done


Garrett D. Done

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 19 day of Oct, 2006
by **Shanna L. Done and Garrett D. Done.**


Notary Public for Oregon
My commission expires: ~~March 22, 2009~~
8-2-07

