

2006-021629

Klamath County, Oregon



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10/27/2006 11:18:09 AM

Fee: \$21.00

MITTILE
WARRANTY DEED -- STATUTORY FORM

BILLIE D. HOY and SHIRLEY A. HOY, as tenants by the entirety,
Grantor,

conveys and warrants to

ARNOLD WARREN and MARYSUE WARREN, husband and wife, Grantee,

the following described real property, free of encumbrances except as
specifically set forth herein, to wit:

LOT 18 IN BLOCK 8 OF TRACT NO. 1042, TWO RIVERS NORTH, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON

Tax Account No(s): 162656

Map/Tax Lot No(s): 2607001A001000

This property is free from encumbrances, EXCEPT: All those items of record, if
any, as of the date of this deed, including any real property taxes due, but
not yet payable.

The true consideration for this conveyance is \$94,000.00 .

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, 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.

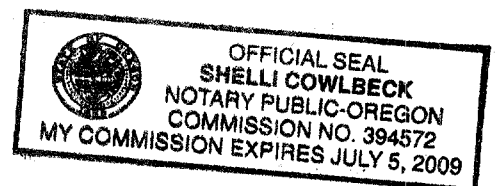
Dated this 23 day of October, 2006.

Billie D. Hoy
BILLIE D. HOY
Shirley A. Hoy
SHIRLEY A. HOY

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on October 23, 2006 by BILLIE D.
HOY and SHIRLEY A. HOY.

Shelli Cowlbeck
(Notary Public for Oregon)
My commission expires 7-5-09



After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:
ARNOLD WARREN AND MARYSUE WARREN
11990 LEANN MARIE LANE
OREGON CITY, OR 97045

TITLE NO. 14-0052906

2100