



THIS SPACE RES

2006-021972

Klamath County, Oregon



11/01/2006 03:38:16 PM

Fee: \$26.00

After recording return to:

Cynthia A. Jordan

328 S. Rogers Street

Klamath Falls, OR 97601

Until a change is requested all

tax statements shall be sent to

The following address:

Cynthia A. Jordan

328 S. Rogers Street

Klamath Falls, OR 97601

Escrow No. MT77230-MS

Title No. 0077230

SWD

MT77230MS

STATUTORY WARRANTY DEED

Alden L. Garlitz, Grantor(s) hereby convey and warrant to **Cynthia A. Jordan**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$155,000.00**.

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.

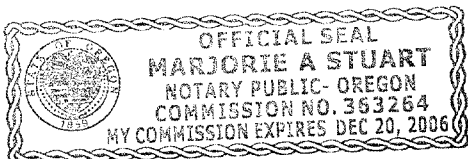
Dated this 30th day of Oct, 2006

Alden L. Garlitz

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 10/30, 2006 by Alden L. Garlitz.



(Notary Public for Oregon)

My commission expires 12/20/06

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EXHIBIT "A"
LEGAL DESCRIPTION

A portion of Lot 2 of Section 32, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, formerly designated as Lot 12 of Block 8, LAKESIDE ADDITION to the City of Klamath Falls, more particularly described as follows:

Beginning at a point in the West line of Rogers Street (formerly Paul Street) 420 feet Southerly from the Southeast corner of Lot 4 in Block 8, LAKESIDE ADDITION to the City of Klamath Falls; and running thence Southerly along the Westerly line of Rogers Street, 60 feet; thence Westerly at right angles to first course, 100 feet; thence Northerly parallel with first course, 60 feet; thence Easterly 100 feet to the point of beginning.