

2006-022025

Klamath County, Oregon



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11/02/2006 11:07:39 AM

Fee: \$21.00

SABRINA BEDIENT

P.O. Box 7552

Spokane, WA 99207

Grantor's Name and Address

SABRINA BEDIENT, Trustee

P.O. Box 7552

Spokane, WA 99207

Grantee's Name and Address

After recording, return to:

SABRINA BEDIENT, Trustee

P.O. Box 7552

Spokane, WA 99207

Until requested otherwise, send all tax statements to:

SABRINA BEDIENT, Trustee

P.O. Box 7552

Spokane, WA 99207

### STATUTORY WARRANTY DEED

SABRINA BEDIENT

conveys to SABRINA BEDIENT, Trustee, or her successors in Trust under the BEDIENT LIVING TRUST, Grantor,  
dated JUL 12 2006, and any amendments thereto, Grantee,  
the following real property free of liens and encumbrances, except as specifically set forth herein:

A portion of Lot A of the Re-subdivision of Enterprise Tract No. 24, according to the official plat thereof on file in the office of the county clerk of Klamath County, Oregon, more particularly described as follows:

Beginning on the West line of Lot A of the subdivision of Enterprise Tract No. 24, Klamath County, Oregon, 750 feet South of the Northwest corner of said Lot A; thence South along the West line of said Lot A, 75 feet; thence East 299.5 feet; thence North 75 feet; thence West 299.5 feet to the place of beginning.

EXCEPTIONS of record on file with the County of Klamath.

The true consideration for this conveyance is \$ NONE (Here, comply with the requirements of ORS 93.030.)

DATED July 12, 2006.

THIS INSTRUMENT WILL 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.

Sabrina Bedient  
Sabrina Bedient



STATE OF WASHINGTON, County of Spokane ) ss.

This instrument was acknowledged before me on

July 12, 2006, by Sabrina Bedient.

Julie A. Schirmer  
Notary Public for Washington

My commission expires 6/10/08