

2006-022097

Klamath County, Oregon



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11/03/2006 10:35:04 AM

Fee: \$26.00



After recording return to:
Jeffrey Mauch and Lani Mauch
2555 Eberlein Ave.
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Jeffrey Mauch and Lani Mauch
2555 Eberlein Ave.
Klamath Falls, OR 97601

File No.: 7021-931720 (SAC)
Date: October 31, 2006

THIS

STATUTORY WARRANTY DEED

William Howard Morris and Virginia Irene Morris, Grantor, conveys and warrants to **Jeffrey Mauch and Lani Mauch, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Easterly 5 feet of Lot 27 and all of Lot 28, Block 302, DARROW ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Subject to:

1. 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.

The true consideration for this conveyance is **\$100,000.00**. (Here comply with requirements of ORS 93.030)

26-F

APN:

Statutory Warranty Deed
- continued

File No.: **7021-931720 (SAC)**
Date: **10/31/2006**

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 3rd day of November, 2006.

William Howard Morris
William Howard Morris

Virginia Irene Morris
Virginia Irene Morris

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 3 day of NOV, 2006
by **William Howard Morris and Virginia Irene Morris**

Stacy Collins
Stacy Collins
Notary Public for Oregon
My commission expires: 08-02-07

