



44g0443514/p
After recording return to:
Lawyers Title Insurance Corporation
502 West Main Street, Suite 103
Medford, OR 97501

2006-022338

Klamath County, Oregon



0000822420060022380020022

11/08/2006 11:24:19 AM

Fee: \$26.00

Until a change is requested, all tax statements shall be sent
to the following address:
Adams B. Nordahl

203 Washington Street #D
Klamath Falls, OR 97601

MTCT10414
STATUTORY WARRANTY DEED

Gerald J. Nordahl and Beverly S. Nordahl, Grantor, conveys and warrants to Adam B. Nordahl,
Grantee, the following described real property free of encumbrances except as specifically set forth
herein:

SEE EXHIBIT "A" ATTACHED

This property is free of encumbrances, EXCEPT:
SEE EXHIBIT "A" WITH EXCEPTIONS
The true consideration for this conveyance is \$240,000.00

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 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 AND TO INQUIRE ABOUT THE
RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

Dated 3 day of November, 2006

Gerald J. Nordahl
Gerald J. Nordahl

Beverly S. Nordahl
Beverly S. Nordahl

STATE OF OREGON
COUNTY OF Jackson

The foregoing instrument was acknowledged before me this 3rd day of November, 2006 by
Gerald J. Nordahl and Beverly S. Nordahl.

[Signature]
Notary Public State of Oregon
My commission expires: 4/29/08

Order No. 44g0443514



Exhibit "A" with Exceptions

Subject to:

Lot 5, Block 9, EWAUNA HEIGHTS 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.

**Tax Account No: 3809-032BD-01500-000
474695**

Key No.

SUBJECT TO:

1. Covenants, conditions, restrictions, reservations, rights and rights of way now of record on the subject property.