

2006-023101

Klamath County, Oregon



After recording return to:
Lee K. Jones
699 Eureka
Silverton, OR 97381

Until a change is requested all tax statements
shall be sent to the following address:
Lee K. Jones
699 Eureka
Silverton, OR 97381

File No.: 7021-922190 (DMC)
Date: November 06, 2006

THIS SP/



11/17/2006 11:13:04 AM

Fee: \$36.00

STATUTORY WARRANTY DEED

Randy Rose and Keiko Rose, as tenants by the entirety, Grantor, conveys and warrants to **Lee K. Jones and Mark Dietrich and Rick Dietrich not as tenants in common, but with rights of survivorship**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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 **\$14,250.00**. (Here comply with requirements of ORS 93.030)

36-F

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 8th day of November, 2006

Randy Rose
Randy Rose

Keiko Rose
Keiko Rose

STATE OF California)
County of San Diego)ss.
)

This instrument was acknowledged before me on this _____ day of _____, 20____
by **Randy Rose and Keiko Rose.**

See attachment

Notary Public for California
My commission expires:

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

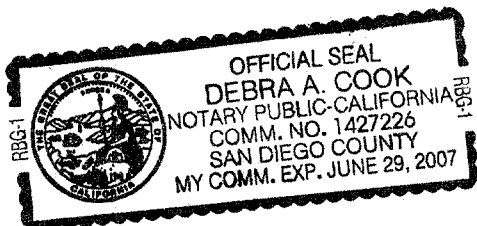
State of California

County of San Diego } ss.

On November 8, 2006 before me, Debra A Cook Notary Public,
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared Randy Rose and Keiko Rose
Name(s) of Signer(s)

- ☐ personally known to me
☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) ~~is~~are subscribed to the within instrument and acknowledged to me that ~~he~~she/they executed the same in ~~his~~her/their authorized capacity(ies), and that by ~~his~~her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Debra A Cook
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed
Document Date: 11/8/06 Number of Pages: 1

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

APN: **R179531**

Statutory Warranty Deed
- continued

File No.: **7021-922190 (DMC)**
Date: **11/06/2006**

EXHIBIT A

LEGAL DESCRIPTION:

THE E 1/2 OF THE S 1/2 OF LOT 12, BLOCK 6, KLAMATH FALLS FOREST ESTATES SYCAN UNIT,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OR
KLAMATH COUNTY, OREGON.