

RECORDING REQUESTED BY
FIDELITY NATIONAL TITLE COMPANY OF OREGON

GRANTOR'S NAME
Wanda J. Crisman and Billie Jo Smith

GRANTEE'S NAME
Kent E. Martin and Dianne Martin

SEND TAX STATEMENTS TO:
Mr. and Mrs. Kent E. Martin
35630 Grizzly Lane
Bonanza OR 97023

AFTER RECORDING RETURN TO:
Mr. and Mrs. Kent E. Martin
35630 Grizzly Lane
Bonanza OR 97023

2006-023132

Klamath County, Oregon



00009138200600231320020021

11/17/2006 03:09:53 PM

Fee: \$26.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

1st-867169

STATUTORY WARRANTY DEED

Wanda J. Crisman and Billie Jo Smith, Grantor, conveys and warrants to

Kent E. Martin and Dianne Martin, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Klamath, State of Oregon, described as:
Lot 13, Block 120 Klamath Falls Forest Estates Highway 66 Unit, Plat No. 4, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Subject to and excepting:

Current taxes, assessments, reservations in patents, and all agreements, easements, rights-of-way, encumbrances, liens, setback lines, reservations, powers of special districts, covenants, conditions and restrictions as may appear of record.

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, 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.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$18,333.00 (See ORS 93.030)

DATED: October 11, 2006



Wanda J. Crisman
Wanda J. Crisman

Billie Jo Smith by Wanda J. Crisman
Billie Jo Smith
her attorney in fact

STATE OF OREGON
COUNTY OF Marion

This instrument was acknowledged before me on

November 14, 2006

by Wanda J. Crisman

Lucy M Zandol
NOTARY PUBLIC FOR OREGON
MY COMMISSION EXPIRES: 1/29/09

26-F

STATE OF Oregon)
County of Marion) ss

On this the 14 day of November, 2006 personally appeared
Wanda J. Crisman, who being duly sworn (or affirmed), did
say that she is the attorney in fact for Billie Jo Smith
and that she executed the foregoing instrument by authority of and in behalf
of said principal; and she acknowledged said instrument to be the act and deed
of said principal.

Before me:


NOTARY PUBLIC FOR OREGON
My commission expires: 1/29/09

