



THIS SPACE RES

2006-023146

Klamath County, Oregon



11/17/2006 03:26:14 PM

Fee: \$21.00

After recording return to:  
D&W Development LLC, a Washington Limited  
Liability Company  
1401 Marvin Road NE, Ste 307  
Lacey, WA 98516

Until a change is requested all  
tax statements shall be sent to  
The following address:

D&W Development LLC, a Washington Limited  
Liability Company  
1401 Marvin Road NE, Ste 307  
Lacey, WA 98516

Escrow No. MT77563-SH  
Title No. 0077563

SWD

MT77563-SH

STATUTORY WARRANTY DEED

**Michael Hutcheson and Sena Hutcheson, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **D&W Development LLC, a Washington Limited Liability Company**, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon free of encumbrances except as specifically set forth herein:


Lot 140 of TRACT 1323, THIRD ADDITION TO HARBOR ISLES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

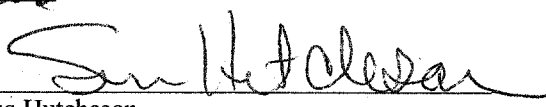
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$155,000.00**.

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 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 16<sup>th</sup> day of November 2006

  
Michael Hutcheson

  
Sena Hutcheson

STATE OF CALIFORNIA

COUNTY OF San Diego ss.

On November 16, 2006 before me, Andrew J. Van Houten, personally appeared Michael Hutcheson and Sena Hutcheson personally known to me (or 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 They executed the same in their authorized capacity(ies), and that by their signatures(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.

Signature Andrew J. Van Houten  
Notary Public

