



THIS SPACE RES

2006-023150

Klamath County, Oregon



11/17/2006 03:28:01 PM

Fee: \$21.00

After recording return to:

Debbie Geaney

6402 Ventura Drive

Klamath Falls, OR 97603

Until a change is requested all
tax statements shall be sent to

The following address:

Debbie Geaney

6402 Ventura Drive

Klamath Falls, OR 97603

Escrow No. MT77139-MS

Title No. 0077139

SWD

MTCT1139^{MS}

STATUTORY WARRANTY DEED

/an Oregon Corporation

Tom Soyland Construction Inc., Grantor(s) hereby convey and warrant to **Debbie Geaney**, 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 4, Block 19 of Tract 1127, NINTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-012CD-09000-000

Key No: 566015

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 **\$305,000.00**.

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 17th day of Nov, 2006.

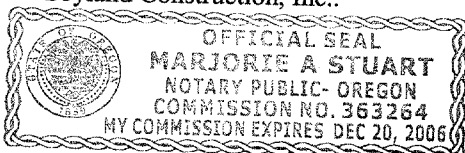
Tom Soyland Construction Inc.

BY: Tom Soyland

Tom Soyland, President

STATE OF OREGON
County of KLAMATH

This instrument was acknowledged before me on 11-17, 2006, by Tom Soyland as President of Tom Soyland Construction, Inc..



Notary Public for Oregon

My Commission Expires: 12/20/06

MS