

2006-023395

Klamath County, Oregon



00009441200600233950020026

11/22/2006 11:10:35 AM

Fee: \$26.00



After recording return to:  
Richard C. Boullie and Michele R.  
Boullie  
2150 Kelsey Lane  
Klamath Falls, OR 97603

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

Richard C. Boullie and Michele R.  
Boullie  
2150 Kelsey Lane  
Klamath Falls, OR 97603

File No.: 7021-892649 (MTA)

Date: October 10, 2006

THIS SPACE

### STATUTORY WARRANTY DEED

**Michael Menefee and Marsha Menefee as tenants by the entirety**, Grantor, conveys and warrants to **Richard C. Boullie and Michele R. Boullie husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 45 TRACT 1378 PLEASANT VISTA-STAGE 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**Subject to:**


1. The Taxes, a lien not yet payable.
2. 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.

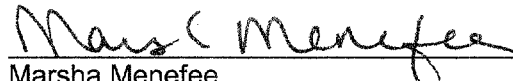
The true consideration for this conveyance is **\$229,900.00**. (Here comply with requirements of ORS 93.030)

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.

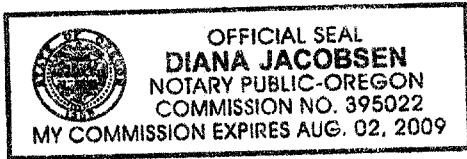
Dated this 10th day of November, 2006.

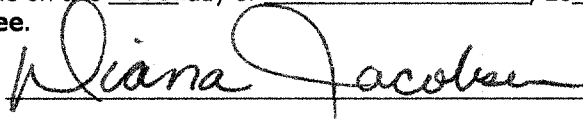
  
Michael Menefee

  
Marsha Menefee

STATE OF Oregon )  
County of ~~Klamath~~ Jackson <sup>di</sup>)ss.

This instrument was acknowledged before me on this 10th day of November, 2006 by **Michael Menefee and Marsha Menefee.**



  
Diana Jacobsen

Notary Public for Oregon  
My commission expires: 08/02/09