



THIS SPACE RESEI

2006-023697

Klamath County, Oregon



11/28/2006 03:29:58 PM

Fee: \$21.00

After recording return to:  
CHRISTOPHER A. REEVES, as to a n undivided  
1/3 interest,  
4833 MEHAMA LOOP  
SALEM, OR 97305

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

CHRISTOPHER A. REEVES, as to a n undivided  
1/3 interest,  
4833 MEHAMA LOOP  
SALEM, OR 97305

Escrow No. MT77571-LW  
Title No. 0077571

SWD

MT77571 LW

### STATUTORY WARRANTY DEED

DAVID R. RUOZI, SR., Grantor(s) hereby convey and warrant to CHRISTOPHER A. REEVES, as to a n undivided 1/3 interest, JOHNNY Y. YEE, as to an undivided 1/3 interest and JEAN S.YEE, as to an undivided 1/3 interest, as tenants in common, 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 17 in Block 46 of FIRST ADDITION TO KLAMATH FOREST ESTATES,  
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 \$12,000.00.

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 17<sup>th</sup> day of November, 2006

DAVID R. RUOZI, SR.

State of Oregon  
County of Douglas

This instrument was acknowledged before me on 11 7, 2006 by DAVID R. RUOZI, SR..

Erin Chickering  
(Notary Public for Oregon)

My commission expires 10-30-10

