



THIS SPACE RESE

2006-023884

Klamath County, Oregon



11/30/2006 03:22:07 PM

Fee: \$26.00

After recording return to:

Kimberlee Waggener

PO Box 7906

Klamath Falls, OR 97602

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

Kimberlee Waggener

PO Box 7906

Klamath Falls, OR 97602

Escrow No. MT77552-SH

Title No. 0077552

SWD

MTCT552SH

### STATUTORY WARRANTY DEED

**Donald E. Curry**, Grantor(s) hereby convey and warrant to **Kimberlee Waggener**, 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:

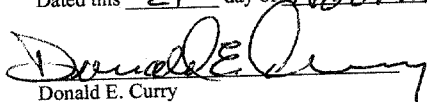
**SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE**

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:

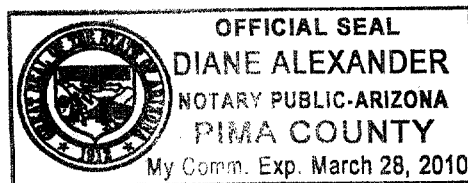
The true and actual consideration for this conveyance is **\$109,900.00**.

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.

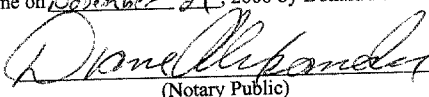
Dated this 21 day of NOVEMBER 2006

  
Donald E. Curry

State of Arizona  
County of Pima



This instrument was acknowledged before me on November 21, 2006 by Donald E. Curry.

  
(Notary Public)

My commission expires March 28, 2010

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EXHIBIT "A"  
LEGAL DESCRIPTION

PARCEL 1

Lot 7 of EMPIRE TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2

The E1/2 of Lot 6 of EMPIRE TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.