



12/07/2006 01:55:35 PM

Fee: \$21.00

After Recording Return to:
CHRISTOPHER D. CROW and PAMELA S. CROW
PO BOX 352
CRESCENT, OR 97733

Until a change is requested all tax statements
shall be sent to the following address:
(same as above)

Order No. 61411NP
ASPEN: 63910

WARRANTY DEED

KEITH MULENEX and VICTORIA MULENEX, Husband and Wife, herein called grantor, convey(s) to **CHRISTOPHER D. CROW and PAMELA S. CROW, Husband and Wife**, herein called grantee, all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Parcel 2 of Land Partition 51-05 being a replat of Lot 7, Block 2, CHAPMANS TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage; and except any real property taxes due but not yet payable;

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$110,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, 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: DECEMBER 6, 2006

KEITH MULENEX

VICTORIA MULENEX

STATE OF OREGON, County of *Deschutes*) ss.

On DECEMBER 6th, 2006 personally appeared the above named **KEITH MULENEX and VICTORIA MULENEX** and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me:
Notary Public for Oregon
My commission expires: 2/28/08

Official Seal

\$21.00

