

ES

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



DOUGLAS LAWNICKI

1916 HEITZMAN WAY

EUGENE OR 97402

Grantor's Name and Address

ANDREW AND KELLY SATERBAK

S 216 DAHLEN LN.

COON VALLEY WI 54623

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

ANDREW AND KELLY SATERBAK

S 216 DAHLEN LN

COON VALLEY WI 54623

Until requested otherwise, send all tax statements to (Name, Address, Zip):

ANDREW AND KELLY SATERBAK

S 216 DAHLEN LN

COON VALLEY WI 54623

2006-024317

Klamath County, Oregon



00010524200600243170020027

SPACE RESE
FOR
RECORDER'S

12/08/2006 09:11:08 AM

Fee: \$26.00

WARRANTY DEED - STATUTORY FORM

DOUGLAS LAWNICKI

, Grantor,

conveys and warrants to

ANDREW AND KELLY SATERBAK

, Grantee,

the following described real property free of encumbrances, except as specifically set forth herein, situated in KLAMATH County, Oregon, to-wit: LOT 21, DIAMOND MEADOWS, TRACT NO. 1384,

ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The property is free from encumbrances, except (if none, so state): 1) THE PREMISES HEREIN DESCRIBED ARE WITHIN THE POWER OF ALIENATION AND EASEMENTS OF WALKER RANCH TIMBER FIRE PATROL 2) AGREEMENTS AND EASEMENTS RECORDED JUNE 13, 1966, VOLUME 1108, PAGE 5239, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON (CONTINUED ON REVERSE)

The true consideration for this conveyance is \$ 40,500 (Here, comply with the requirements of ORS 93.030.)

AS PAID TO PATRICK M. GISLER AS 1 OF 2 LOTS PURCHASED ON 10/11/2005.

DATED DECEMBER 5 2006; if a corporate grantor, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Douglas Lawnicki
DOUGLAS LAWNICKI

STATE OF OREGON, County of Lane

This instrument was acknowledged before me on 12/05/06

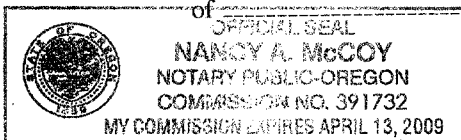
by Douglas Lawnicki

This instrument was acknowledged before me on

by Douglas Lawnicki

as

of



Nancy A. McCoy
Notary Public for Oregon
My commission expires 4/13/09

3) COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED MAY 10, 2005, VOLUME MOS, PAGE 33826, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON 4) RULES, REGULATIONS, LEVIES AND ASSESSMENTS OF THE DIAMOND MEADOWS TRACT #1384 HOMEOWNERS ASSOCIATION RECORDED MAY 10, 2005 VOLUME MOS, PAGE 33826, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON. 5) COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS AS SHOWN ON RECORDED PLAT.

HOUSE TRAILERS, MOBILE HOMES AND MANUFACTURED HOMES ARE STRICTLY PROHIBITED THROUGHOUT THE PROPERTIES. ALL HOMES ARE TO BE BUILT AS PER THE STANDARDS PROVIDED IN THE COVENANTS, CONDITIONS, AND RESTRICTIONS OF EACH PROPERTY'S RESPECTIVE HOMEOWNERS ASSOCIATION.