



THIS SPACE RES

2006-024835

Klamath County, Oregon



12/15/2006 11:20:26 AM

Fee: \$26.00

MT77715MS

After recording return to:

Gina L. Janelli

7829 Washburn Way

Klamath Falls, OR 97603

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

Gina L. Janelli

7829 Washburn Way

Klamath Falls, OR 97603

Escrow No.

MT77715-MS

Title No.

0077715

SWD

STATUTORY WARRANTY DEED

/who Acquired title as

Carol A. Howland, formerly known as Carol A. Moreland, Grantor(s) hereby convey and warrant to **Gina L. Janelli**, 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 **\$175,000.00**.

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.

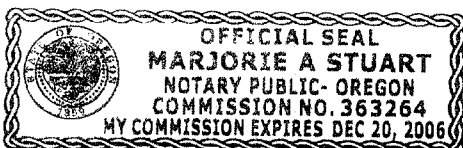
Dated this 14th day of Dec, 2006

Carol A. Howland
Carol A. Howland

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on 12/14, 2006 by Carol A. Howland.



MA Stuart
(Notary Public for Oregon)

My commission expires

12/20/06

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EXHIBIT "A"
LEGAL DESCRIPTION

The following portion of the SW1/4 SW1/4 of Section 22, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at the intersection of the centerline of existing drain (as constructed over and upon the ground) and the West line of said SW1/4 SW1/4 which intersection is 285.0 feet, more or less, North of the Southwest corner of said Section 22; thence South 285.0 feet, more or less, to said Section corner; thence East along South line of said Section 22, a distance of 427.0 feet, more or less, to the intersection of said South line with centerline of aforementioned drain; thence Northwesterly along centerline of said drain to the point of beginning.

EXCEPTING from the above described property any portion thereof lying within existing roadways, ditches, canals and laterals.

TOGETHER WITH a 1979 Pacific Trailers mobile home, plate #X156571, Home #222091