



THIS SPACE RESER

2006-025354

Klamath County, Oregon



12/26/2006 03:24:33 PM

Fee: \$26.00

MTCT7120DS

After recording return to:

Brandy M. Haugen

1301 Worden

Klamath Falls, OR 97601

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

Brandy M. Haugen

1301 Worden

Klamath Falls, OR 97601

Escrow No. MT77120-DS

Title No. 0077120

SWD

STATUTORY WARRANTY DEED

Mark Ericks and Brenda Ericks, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Brandy M. Haugen, an unmarried person**, 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 **\$80,000.00**.

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.

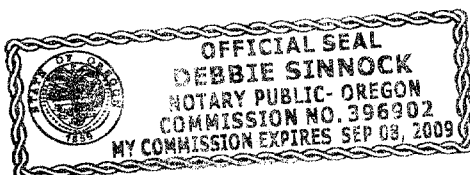
Dated this 22nd day of Dec, 2006.

Mark Ericks
Mark Ericks

Brenda Ericks
Brenda Ericks

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 12-22-, 2006 by Mark Ericks and Brenda Ericks.



Debbie Sinnock
(Notary Public for Oregon)

My commission expires 4-8-09

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EXHIBIT "A"
LEGAL DESCRIPTION

That portion of Lots 5 and 6, Block 1, FAIRVIEW ADDITION to Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, described as follows:

Beginning at a point on the Northerly line of Upham Street, 55 feet Westerly from the Southeast corner of Lot 6 in Block 1 of FAIRVIEW ADDITION to the Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; thence North parallel to Wilford Avenue 70 feet; thence West parallel to Upham Street 55 feet, more or less, to the Easterly line of Worden Avenue; thence South along Worden Avenue 70 feet, more or less, to the Northerly line of Upham Street 55 feet, more or less, to the point of beginning, being the Westerly 55 feet of the Southerly 20 feet of Lot 5 in Block 1 and the Westerly 55 feet of Lot 6 in Block 1 of FAIRVIEW ADDITION to Klamath Falls, Oregon.