

2006-025585

Klamath County, Oregon



00011985200600255850020028

12/29/2006 03:03:14 PM

Fee: \$26.00

After recording return to:
Jeffrey K. Hammers and Maureen
Hammers
2654 Washington
Malin, OR 97632

Until a change is requested all tax statements
shall be sent to the following address:
Jeffrey K. Hammers and Maureen
Hammers
2654 Washington
Malin, OR 97632

File No.: 7021-942283 (ALF)
Date: November 20, 2006

STATUTORY WARRANTY DEED

SKB Construction, LLC an Oregon limited liability company, Grantor, conveys and warrants to **Jeffrey K. Hammers and Maureen Hammers, husband and wife as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Handwritten signature and initials.

LOT 2 KALINA ADDITION TO THE CITY OF MALIN, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$215,000.00**. (Here comply with requirements of ORS 93.030)

Handwritten: 26.-F

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 27 day of December, 2006

SKB Construction, LLC, an Oregon limited liability company

Samuel Prescott

By: Samuel Prescott

Kenny Prescott

By: Kenny Prescott

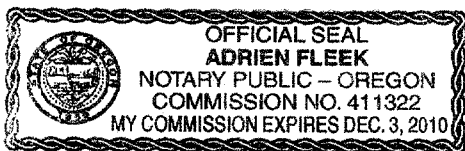
Rebecca Prescott

By: Rebecca Prescott

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 27 day of December, 2006 by Samuel Prescott, Kenny Prescott, and Rebecca Prescott as of SKB Construction, LLC, an Oregon limited liability company, on behalf of the .

Adrien Fleeck



Notary Public for Oregon

My commission expires: 12-3-10