



MT777955H

After recording return to:

Tracy O. Mulkey

5831 Springcrest Way

Klamath Falls, OR 97603

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

Tracy O. Mulkey

5831 Springcrest Way

Klamath Falls, OR 97603

Escrow No. MT77795-SH

Title No. 0077795

SWD

THIS SPACE IS

2006-025617

Klamath County, Oregon



12/29/2006 03:27:10 PM

Fee: \$21.00

STATUTORY WARRANTY DEED

Thomas P. Quinn and Julie A. Quinn, as tenants by the entirety, Grantor(s) hereby convey and warrant to Tracy O. Mulkey and Tammy S. Mulkey, as tenants by the entirety, 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:

Lot 16, TRACT NO. 1344 SEVENTH ADDITION TO NORTH HILLS PHASE 1 according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

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 **\$280,000.00**.

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 28 day of December 2006

Thomas P. Quinn
Thomas P. Quinn

Julie A. Quinn
Julie A. Quinn

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Dec 28, 2006 by Thomas P. Quinn and Julie A. Quinn.

[Signature]
(Notary Public for Oregon)

My commission expires 12/17/09

