



THIS SPACE RES

2006-025628

Klamath County, Oregon



00012028200600256280010016

12/29/2006 03:35:19 PM

Fee: \$21.00

MT77698TM

After recording return to:

Jacqueline Travers

60 Leo Drive

Sparks, NV 89441

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

Jacqueline Travers

60 Leo Drive

Sparks, NV 89441

Escrow No. MT77698-TM

Title No. 0077698

SWD

STATUTORY WARRANTY DEED

Michelle F. Collins, formerly known as Michelle F. Miller, Grantor(s) hereby convey and warrant to **Jacqueline Travers**, 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 24 of VILLA ST. CLAIR, 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 **\$246,000.00**.

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 27 day of December, 2006

Michelle F. Collins
Michelle F. Collins

State of Oregon
County of Klamath

This instrument was acknowledged before me on December 27, 2006 by Michelle F. Collins.

[Signature]
(Notary Public for Oregon)

My commission expires 12/17/09

