

2007-000704
Klamath County, Oregon



00012901200700007040020022

01/16/2007 10:17:31 AM

Fee: \$26.00

After Recording Return to:

SCOTT E. ENGELBRECHT

5151 Bristol Ave
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

ASPEN: 64201 PS

WARRANTY DEED
(INDIVIDUAL)

CAROLYN M. ENGELBRECHT, herein called grantor, convey(s) to SCOTT E. ENGELBRECHT, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$18,000.00.
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated December 26, 2006.


CAROLYN M. ENGELBRECHT


STATE OF OREGON, County of Klamath) ss.

On January 12, 2007^{PS} personally appeared the above named CAROLYN M. ENGELBRECHT and acknowledged the foregoing instrument to be her voluntary act and deed.

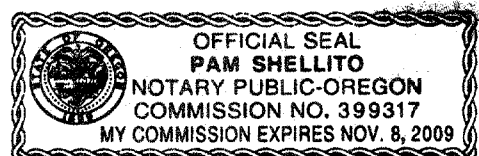
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00064201

Before me: 
Notary Public for Oregon
My commission expires: Nov 8, 2009

Official Seal



\$26-A

Exhibit A

The East half of the following described real property:

One Acre, more or less, of land in the S 1/2 NW 1/4 SE 1/4 of Section 11, Township 39, Range 9 East of the Willamette Meridian, more fully described as follows:

Beginning at a point in the center line of a 60 foot roadway from which the quarter section corner common to Sections 11, and 14, Township 39 South, Range 9, East of the Willamette Meridian, bears South 89° 28' West along the said roadway center line 549.9 feet and South 0° 09' East along the North and South center line of said Section 11, as marked on the ground by a well established fence line 1663.6 feet; and running thence from said beginning point N. 0° 16' West 315.2 feet; thence South 89° 31' East 131.2 feet; thence South 0° 12' East 312.9 feet, more or less, to the center line of the before mentioned roadway; thence South 89° 28' West 131.2 feet, more or less, to the point of beginning.

CODE 041 MAP 3909-011DB TL 01000 KEY# 557506