



MTCT7997SH

After recording return to:

Beverly Abraham

4645 Clinton Avenue

Klamath Falls, OR 97603

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

Beverly Abraham

4645 Clinton Avenue

Klamath Falls, OR 97603

Escrow No. MT77997-SH

Title No. 0077997

SWD

THIS SPACE RESERVED

2007-000944

Klamath County, Oregon



01/18/2007 03:28:05 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

Terry Douglas Brooks and Linda Joy Colahan, as Tenants in Common, Grantor(s) hereby convey and warrant to **Beverly Abraham**, 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 4, Block 5, SECOND ADDITION TO BUREKER PLACE, 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 **\$164,900.00**.

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 12th day of January, 2007

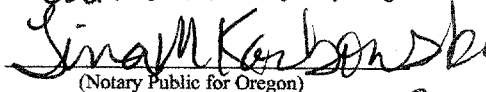

Terry Douglas Brooks

SIGNED IN COUNTERPART

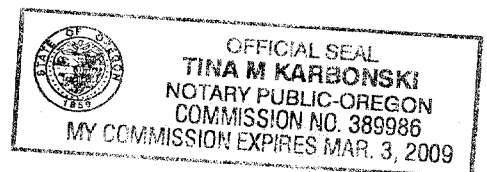
Linda Joy Colahan

State of Oregon
County of Multnomah

This instrument was acknowledged before me on Jan 12, 2007 by Terry Douglas Brooks and ~~Linda Joy Colahan~~.


(Notary Public for Oregon)

My commission expires 03-03-09





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Beverly Abraham4645 Clinton AvenueKlamath Falls, OR 97603Until a change is requested all
tax statements shall be sent to

The following address:

Beverly Abraham4645 Clinton AvenueKlamath Falls, OR 97603Escrow No. MT77997-SHTitle No. 0077997

SWD

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Dated this 15 day of Jan, 2007.

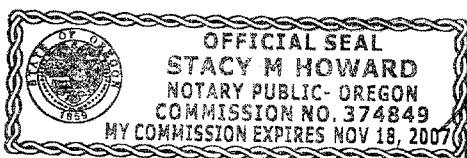
Terry Douglas Brooks

Linda Joy Colahan
Linda Joy Colahan

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Jan 15, 2007 by ~~Terry Douglas Brooks~~ and Linda Joy Colahan.



Stacy M. Howard
(Notary Public for Oregon)
My commission expires Nov 18, 2007

26000