

2007-001102

Klamath County, Oregon



00013374200700011020010017

01/23/2007 08:07:19 AM

Fee: \$21.00

After Recording Return to:

DAN JUKICH and RUBE JUKICH  
506 SANTIAGO WAY  
DAYTON, NV 89403

Until a change is requested all tax statements  
Shall be sent to the following address:

DAN JUKICH and RUBE JUKICH  
506 SANTIAGO WAY  
DAYTON, NV 89403

ASPEN: 64250 MS

**WARRANTY DEED**  
(INDIVIDUAL)

EDWIN PREGILL AND JEANNE U. PREGILL, TRUSTEES OF THE EDWIN PREGILL AND JEANNE U. PREGILL LIVING TRUST DATED FEBRUARY 22, 1990, who acquired title as EDWIN PREGILL AND JEANNE U. PREGILL, TRUSTEES UNDER THAT UNRECORDED LIVING TRUST AGREEMENT DATED FEBRUARY 22, 1990 herein called grantor, convey(s) to DAN JUKICH and RUBE JUKICH, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 11, Block 3, Tract No. 1053, OREGON SHORES SUBDIVISION, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 138 MAP 3507-006CA TL 02200 KEY #227784

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 \$11,500.00.  
(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:

EDWIN PREGILL AND JEANNE U. PREGILL LIVING TRUST

*Edwin Pregill Trustee*  
EDWIN PREGILL, TRUSTEE

*Jeanne U. Pregill Trustee*  
JEANNE U. PREGILL, TRUSTEE

STATE OF HAWAII, County of Honolulu ) ss.

On January 13, 2007 personally appeared the above named EDWIN PREGILL AND JEANNE U. PREGILL AS TRUSTEES FOR THE EDWIN PREGILL AND JEANNE U. PREGILL LIVING TRUST and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00064250

\$21-A

SNS Vision Form SDD030R Rev. 01/23/97

Before me:

Notary Public for Hawaii *Marian E. Shimote*

My commission expires: Notary Public

My commission expires 6-2-2010

