



00014834200700023350020021

02/09/2007 03:00:08 PM

Fee: \$26.00



THIS SPA

After recording return to:
Christopher W. Knieriem
1393 Red Bud Drive
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Christopher W. Knieriem
1393 Red Bud Drive
Klamath Falls, OR 97601

File No.: 7021-969090 (DMC)
Date: January 30, 2007

STATUTORY WARRANTY DEED

Dirk deGroot, as to an undivided 1/2 interest and Derrick deGroot, as to an undivided 1/2 interest, Grantor, conveys and warrants to **Christopher W. Knieriem**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 59 in Tract 1416, The Woodlands - Phase 1, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

Subject to:

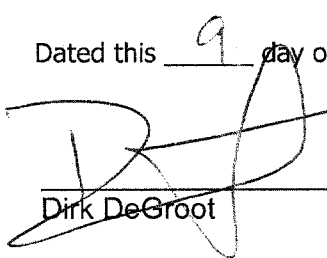
1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$260,000.00**. (Here comply with requirements of ORS 93.030)

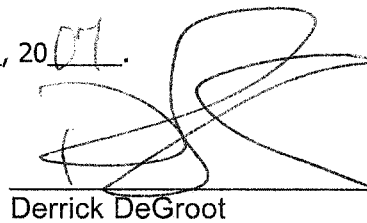
26-F

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, 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 9 day of February, 2007.



Dirk DeGroot

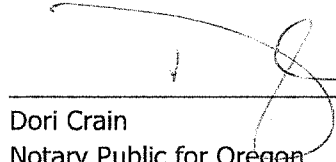


Derrick DeGroot

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 9 day of February, 2007
by **Dirk DeGroot and Derrick DeGroot.**





Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2009