

2007-003060

Klamath County, Oregon



THIS S



02/22/2007 03:08:52 PM

Fee: \$26.00

After recording return to:
Ronald Havniewar and Anne Havniewar
942 Burr Ave Apt C
Fort Benning, GA 31905

Until a change is requested all tax statements
shall be sent to the following address:
Ronald Havniewar and Anne Havniewar
942 Burr Ave Apt C
Fort Benning, GA 31905

File No.: 7061-871588 (hs)
Date: February 08, 2007

STATUTORY WARRANTY DEED

Aspen Tree Homes LLC, an Oregon Limited Liability Company, Grantor, conveys and warrants to **Ronald Havniewar and Anne Havniewar as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 25 TRACT 1432-QUAIL POINT ESTATES, 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.

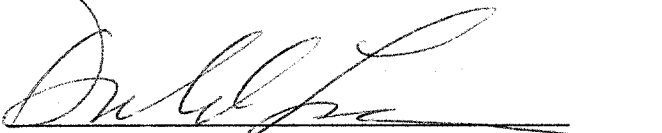
The true consideration for this conveyance is **\$87,500.00**. (Here comply with requirements of ORS 93.030)

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.

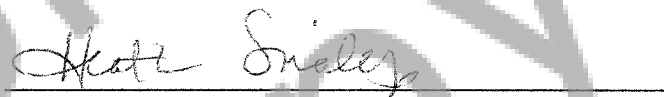
Aspen Tree Homes LLC, an Oregon Limited
Liability Company


By: Don Loyd, Member

STATE OF Oregon)
County of Deschutes) ss.
Klamath)

This instrument was acknowledged before me on this 9 day of February, 2007
by Don Loyd as Member of Aspen Tree Homes LLC, an Oregon Limited Liability Company, on behalf of
the .




Notary Public for Oregon
My commission expires: FEB. 4, 2008