



THIS SPACE RESI

2007-003473
Klamath County, Oregon



02/28/2007 03:24:27 PM

Fee: \$21.00

MTCTT757-LW

After recording return to:

JOHN W. GRIFFITH

4135 MARIAN CT APT D

Klamath Falls, OR 97603

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

JOHN W. GRIFFITH

4135 MARIAN CT APT D

Klamath Falls, OR 97603

Escrow No. MT77757-LW

Title No. 0077757

SWD

STATUTORY WARRANTY DEED

JOE D. ANDREWS and LONA FAYE ANDREWS, as tenants by the entirety, Grantor(s) hereby convey and warrant to **JOHN W. GRIFFITH**, 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 155 in Block 31 of FOURTH ADDITION TO NIMROD RIVER PARK, 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 **\$9,000.00**.

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 27 day of February, 2007

Joe D. Andrews
JOE D. ANDREWS

Lona F. Andrews
LONA FAYE ANDREWS

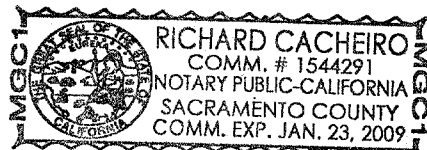
STATE OF CALIFORNIA

COUNTY OF SS. Sacramento

On 2-27-, 2007, before me, Richard Cacheiro Notary Public personally appeared JOE D. ANDREWS and LONA FAYE ANDREWS ~~personally known to me~~ (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity(ies), and that by their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Richard Cacheiro



2100