

2007-003679

Klamath County, Oregon



00016453200700036790010019

03/05/2007 02:36:56 PM

Fee: \$21.00

After Recording Return to:

CHRISTOPHER B. WOODS

*18509 Schilling Circle
Klamath Falls, OR 97603*

Until a change is requested all tax statements

Shall be sent to the following address:

CHRISTOPHER B. WOODS

Same as above

ATE: 64406 MS

WARRANTY DEED
(INDIVIDUAL)

ARLON D. NUNN and PEGGY ANN NUNN, tenants by the entirety, herein called grantor, convey(s) to CHRISTOPHER B. WOODS, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

UNIT NUMBER 10529, Tract No. 1365, FALCON HEIGHTS CONDOMINIUM, STAGE 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 164 MAP 3909-03400 TL 80021 KEY #885949

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 \$155,000.00.
(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 February 20, 2007.

Arlo D. Nunn

ARLON D. NUNN

Peggy Ann Nunn

PEGGY ANN NUNN

STATE OF OREGON, County of KLAMATH) ss.

On February 26, 2007 personally appeared the above named ARLON D. NUNN and PEGGY ANN NUNN 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.: 00064406

Before me: *M. A. Silveria*

Notary Public for Oregon

My commission expires: 8/10/09

Official Seal

