

2007-003685

Klamath County, Oregon



THIS SPACE



03/05/2007 03:18:39 PM

Fee: \$26.00

After recording return to:
Gregory G. Johnson and Stephanie A. Johnson
2935 Sierra Heights Drive
Klamath Falls, OR 97603

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

Gregory G. Johnson and Stephanie A. Johnson

2935 Sierra Heights Drive
Klamath Falls, OR 97603

File No.: 7021-692012 (SAC)

Date: December 28, 2006

STATUTORY WARRANTY DEED

Sierra Developments, LLC Limited Liability Company, Grantor, conveys and warrants to **Gregory G. Johnson and Stephanie A. Johnson, as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 1, TRACT 1383, SIERRA HEIGHTS, 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 **\$304,373.00**. (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 15 day of February, 2007.

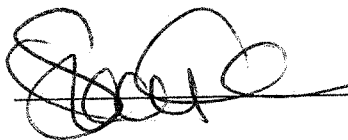
Sierra Developments, LLC, a Limited Liability Company


By: Michael L. Wilcher, President



STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 15 day of Feb, 2007 by Michael L. Wilcher as President of Sierra Developments, LLC, on behalf of the Limited Liability Company.



Notary Public for Oregon
My commission expires: 8-2-07