



THIS SPACE RESE

2007-006909
Klamath County, Oregon



04/13/2007 03:18:59 PM

Fee: \$21.00

MTCT8625-TM

After recording return to:

Richard Barnes

6105 Madera Drive

Klamath Falls, OR 97603

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

Richard Barnes

6105 Madera Drive

Klamath Falls, OR 97603

Escrow No. MT78625-TM

Title No. 0078625

SWD

STATUTORY WARRANTY DEED

Thomas McMackin and Angela McMackin, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Richard Barnes and Mary L. Barnes, as tenants by the entirety**, 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 10 in Block 11 of TRACT 1037, FIFTH ADDITION TO SUNSET VILLAGE, 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 **\$235,000.00**.

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 12 day of April 2007

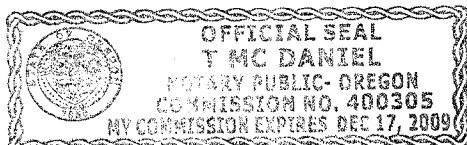
Thomas McMackin

Angela McMackin

State of Oregon
County of Klamath

This instrument was acknowledged before me on April 12 2007 by Thomas McMackin and Angela McMackin.

(Notary Public for Oregon)



My commission expires 12/17/09