

2007-007280
Klamath County, Oregon



04/20/2007 03:20:49 PM

Fee: \$26.00



After recording return to:
Carl A. Pfeiffer and Maureen E. Pfeiffer
1905 Oregon Avenue
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Carl A. Pfeiffer and Maureen E. Pfeiffer
1905 Oregon Avenue
Klamath Falls, OR 97601

File No.: 7021-1027216 (DMC)
Date: April 18, 2007

THIS SPACE

STATUTORY WARRANTY DEED

Charles H. Uhlig and Vivian E. Uhlig, trustees, The Uhlig Family Living Trust, Grantor, conveys and warrants to **Carl A. Pfeiffer and Maureen E. Pfeiffer as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

BEGINNING AT THE SOUTHWESTERLY CORNER OF LOT 8 OF BLOCK 47 OF HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, KLAMATH COUNTY, OREGON; THENCE, NORTHWESTERLY ALONG THE EASTERLY LINE OF HASKINS ST., A DISTANCE OF 50 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 8; THENCE, EASTERLY ALONG THE NORTHERLY BOUNDARY OF SAID LOT 8 A DISTANCE OF 105 FEET; THENCE, SOUTHERLY AND PARALLEL WITH HASKINS STREET A DISTANCE OF 50 FEET TO A POINT ON THE SOUTHERLY LINE OF LOT 8 AFORESAID; THENCE, WESTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 8 A DISTANCE OF 105 FEET TO THE PLACE OF BEGINNING.

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 **\$70,000.00**. (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 19 day of April, 2007.

Charles H. Uhlig and Vivian E. Uhlig,
Trustees of The Uhlig Family Trust

Charles H. Uhlig
Charles H. Uhlig, Trustee

Vivian E. Uhlig
Vivian E. Uhlig, Trustee

STATE OF Oregon)
County of Klamath)ss.

This instrument was acknowledged before me on this 19 day of April, 2007
by **Charles H. Uhlig and Vivian E. Uhlig, Trustees.**



[Signature]
Notary Public for Oregon
My commission expires: 11/7/09