



2007-007694

Klamath County, Oregon



00021184200700076940010010

After recording return to:

Stephanie L. Evans

455 NE Underwood Ave.

Bend, OR 97701

04/30/2007 11:40:29 AM

Fee: \$21.00

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

Stephanie L. Evans

455 NE Underwood Ave.

Bend, OR 97701

Escrow No. MT78832-TM

Title No. 0078832

SWD

### STATUTORY WARRANTY DEED

**W. Gregory Stewart and Angela C. Stewart, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Stephanie L. Evans**, 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 15 in Block 308 of DARROW ADDITION to the City of Klamath Falls, 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 **\$124,000.00**.

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 April, 2007

W. Gregory Stewart  
W. Gregory Stewart

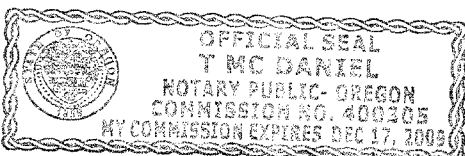
Angela C. Stewart  
Angela C. Stewart

State of Oregon  
County of Klamath

This instrument was acknowledged before me on April 27, 2007 by W. Gregory Stewart and Angela C. Stewart.

[Signature]  
(Notary Public for Oregon)

My commission expires 12/17/09



21.00