

2007-008211

Klamath County, Oregon



00021774200700082110010018

05/07/2007 11:43:48 AM

Fee: \$21.00

After Recording Return to:

JAMES S. WOOSLEY and

SUSAN F. WOOSLEY

10415 Kinceloe Ave
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

SAME AS ABOVE

ATE: 64690PS

WARRANTY DEED
(INDIVIDUAL)

WAYNE HERMAN WESTLUND and JANINE ANN WESTLUND, herein called grantor, convey(s) to JAMES S. WOOSLEY and SUSAN F. WOOSLEY, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

UNIT NUMBER 10415, 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 163 MAP 3909-03400 TL 80073 KEY #886001

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 \$127,500.00.
(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 April 17, 2007.

Wayne Herman Westlund
WAYNE HERMAN WESTLUND

Janine Ann Westlund
JANINE ANN WESTLUND

STATE OF OREGON, County of Klamath) ss.

On May 4, 2007 personally appeared the above named WAYNE HERMAN WESTLUND and JANINE ANN WESTLUND and acknowledged the foregoing instrument to be their voluntary act and deed.

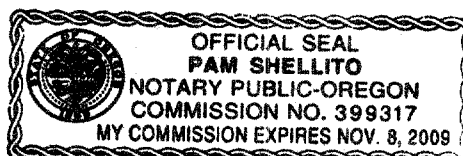
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00064690

Before me: *Pam Shellito*
Notary Public for Oregon
My commission expires: Nov 8, 2009

Official Seal



#21-A