

2007-008577
Klamath County, Oregon



05/10/2007 11:28:37 AM

Fee: \$26.00



After recording return to:
Jeramie J. Jennings
PO Box 7371
Bend, OR 97708

Until a change is requested all tax statements
shall be sent to the following address:
Jeramie J. Jennings
PO Box 7371
Bend, OR 97708

File No.: 7061-1027525 (hs)
Date: April 17, 2007

THIS S

STATUTORY WARRANTY DEED

Terrence Eugene Wilson and Beth Ann Wilson, trustees of the Terrence and Beth Ann Wilson Family Trust dated December 6, 2000, Grantor, conveys and warrants to Jeramie J. Jennings and Dawn R. Jennings, as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LOT 26, BLOCK 4, TRACT NO. 1060, SUN FOREST ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE 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 **\$55,600.00**. (Here comply with requirements of ORS 93.030)

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 15th day of May, 2007.

26-F

APN: R140001

Statutory Warranty Deed
- continued

File No.: 7061-1027525 (hs)
Date: 04/17/2007

Beth Ann Wilson Family Trust

Terrence Eugene Wilson
Terrence Eugene Wilson, Trustee

Beth Ann Wilson
Beth Ann Wilson, Trustee

STATE OF California)
~~Oregon~~)
County of San Diego) ss.
~~Klamath~~)

This instrument was acknowledged before me on this 1st day of May, 2007
by **Terrence Eugene Wilson and Beth Ann Wilson, trustees of the Terrence and Beth Ann Wilson Family Trust.**

Carolyn Hafner

Notary Public for ~~Oregon~~ California
My commission expires: 8/4/07

