

ES NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



DAVID B AND BEVERLY A CLAWSON
 P.O. Box 141
 MALIN OR 97632
 Grantor's Name and Address
 MARC LOTSPREICH
 5906 OAK KNOLLS Rd.
 SANTA SUSANA CA 93063-4628
 Grantee's Name and Address

After recording, return to (Name, Address, Zip):

DAVID CLAWSON

Until requested otherwise, send all tax statements to (Name, Address, Zip):

MARC LOTSPREICH
 5906 OAK KNOLLS Rd.
 SANTA SUSANA CA 93063-4628

2007-009252

Klamath County, Oregon



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SPACE RESI
END

05/22/2007 10:28:56 AM

Fee: \$21.00

REC

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that DAVID B CLAWSON AND BEVERLY A. CLAWSON hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by MARC LOTSPREICH

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

LOT 8 BLOCK 27, FOURTH ADDITION
 TO NIMROD RIVER PARK, According to The
 OFFICIAL PLAT Thereof on File in The Office of
 The County Clerk of KLAMATH COUNTY, OREGON.

SUBJECT TO COVENANTS, RESERVATIONS, EASEMENTS, RESTRICTIONS, RIGHTS, RIGHTS OF WAYS AND MATTERS OF RECORD.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):

and that grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 7800.00. However, the actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols ®, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on _____; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

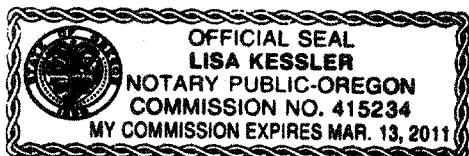
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND 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, 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)).

David B. Clawson
 Beverly A. Clawson

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on May 22, 2007,
 by David B Clawson and Beverly A Clawson

This instrument was acknowledged before me on _____,
 by _____,
 as _____,
 of _____



Lisa Kessler
 Notary Public for Oregon
 My commission expires Mar. 13, 2011