2007-009794 Klamath County, Oregon



05/31/2007 03:32:39 PM

Fee: \$21.00

WARRANTY DEED -- STATUTORY FORM

ARTHUR N. BOND and RHEBA A. BOND, as tenants by the entirety,

conveys and warrants to

SHAWN PROCIW and VICKI PROCIW, as tenants by the entirety, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

Lot 12, Block 11 of Tract 1122, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No(s): 166698

Map/Tax Lot No(s): 2006-001d0-11300-000

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is

\$50,000.00

OFFICIAL SEAL

VANESSA R CARPENTER NOTARY PUBLIC-OREGON

COMMISSION NO. 394571

MY COMMISSION EXPIRES JULY 5, 2009

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 25 day of May, 2007.

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on May 25, 2007 by ARTHUR N. BOND and RHEBA A. BOND.

(Notary Public

My commission expires

After recording return to: WESTERN TITLE & ESCROW COMPANY 16455 WILLIAM FOSS ROAD LA PINE, OR 97739

Until a change is requested all tax statements shall be sent to the following address: SHAWN & VICKI PROCIW 5264 HILLTOP DRIVE FLORENCE, OR 97439

TITLE NO.

79433

ESCROW NO.

14-0019307