AmeriTitle
Part Of The JELD-WEN Family

MTC70814-MS

After recording return to:
James Yewchuk
6714 Covina
Klamath Falls, OR 97603

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

James Yewchuk
6714 Covina
Klamath Falls, OR 97603

Escrow No.   MT70814-MS
Title No.   0070814

SWD

STATUTORY WARRANTY DEED

Dan Martin Construction, Inc., an Oregon Corporation, Grantor(s) hereby convey and warrant to **James Yewchuk,** 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 22, Tract 1315, WOODWORTH PARK, 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 **$197,702.00.**

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 _11th_ day of _June_, 2007

Dan Martin Construction, Inc.

BY: _____
Jackie Martin, Secretary

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on _____ 6/11 _____, 2007 by Jackie Martin, as Secretary of Dan Martin Construction, Inc., an Oregon Corporation.

_____
(Notary Public for Oregon)

My commission expires _12/20/10_

OFFICIAL SEAL
MARJORIE A STUART
NOTARY PUBLIC- OREGON
COMMISSION NO. 412331
MY COMMISSION EXPIRES DEC 20, 2010

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