



2007-010827

Klamath County, Oregon



00024857200700108270030035

06/15/2007 02:37:36 PM

Fee: \$31.00

After recording return to:

Daniel, Dennis & Patricia Richardson

9009 Old Fort Road
Klamath Falls, OR 97601

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

Daniel, Dennis & Patricia Richardson

9009 Old Fort Road
Klamath Falls, OR 97601

File No.: 7021-1045539 (DMC)

Date: May 31, 2007

STATUTORY WARRANTY DEED

Raul F. Garcia, Grantor, conveys and warrants to **Daniel G. Richardson, Dennis G. Richardson and Patricia M. Richardson as tenants by the entirety all with rights of survivorship**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

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 **\$197,000.00**. (Here comply with requirements of ORS 93.030)

F-31

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 12 day of June, 2007.

Raul Garcia
Raul F. Garcia

STATE OF California
~~Oregon~~)
County of Riverside)ss.
~~Klamath~~)

This instrument was acknowledged before me on this 12 day of June, 2007
by **Raul F. Garcia**.

Jose Pimentel
Notary Public for California
My commission expires: 1-13-2011

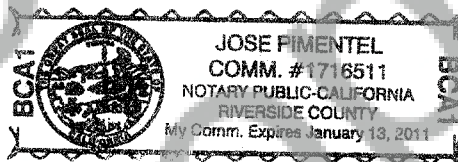


EXHIBIT A

LEGAL DESCRIPTION:

A PARCEL OF LAND 75 FEET BY 135 FEET IN THE EAST HALF OF WEST HALF OF WEST HALF OF SOUTHEAST QUARTER OF NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE EAST HALF OF WEST HALF OF WEST HALF OF SOUTHEAST QUARTER OF NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, WHICH IS NORTH 88° 57' EAST 195 FEET; THENCE NORTH 0° 35' WEST 439.78 FEET FROM THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF NORTHWEST QUARTER OF SAID SECTION 2; THENCE NORTH 0° 35' WEST, PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST QUARTER OF NORTHWEST QUARTER A DISTANCE OF 75 FEET; THENCE NORTH 89° 45' EAST 135 FEET TO THE EAST LINE OF SAID EAST HALF OF WEST HALF OF WEST HALF OF SOUTHEAST QUARTER OF NORTHWEST QUARTER OF SECTION 2; THENCE SOUTH 0° 35' EAST ALONG SAID EAST LINE A DISTANCE OF 75 FEET; THENCE SOUTH 89° 45' WEST 135 FEET TO THE POINT OF BEGINNING.