

THIS SPACE RES

2007-011025

Klamath County, Oregon



06/19/2007 11:34:53 AM

Fee: \$26.00

MTCT91044SH

After recording return to:

Robert A. Cramer

~~PO Box 359~~ 1005 Washburn Way  
~~Keno, OR 97627~~ Klamath Falls, OR 97603

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

Robert A. Cramer

~~PO Box 359~~ 1005 Washburn Way  
~~Keno, OR 97627~~ Klamath Falls, OR 97603

Escrow No. MT79644-SH  
Title No. 0079644

SWD

### STATUTORY WARRANTY DEED

Danny L. Poulter and Martha M. Poulter, as tenants by the entirety, Grantor(s) hereby convey and warrant to Robert A. Cramer and Linda C. Cramer, as tenants by the entirety, 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 4 in Block 24 of TRACT NO. 1005, FOURTH ADDITION TO KLAMATH RIVER ACRES, 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 **\$70,000.00**.

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 14 day of June, 2007.

Danny L. Poulter

Martha M. Poulter

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on \_\_\_\_\_, 2007 by Danny L. Poulter and Martha M. Poulter.

"See Attached Certificate"

(Notary Public for Oregon)

My commission expires \_\_\_\_\_

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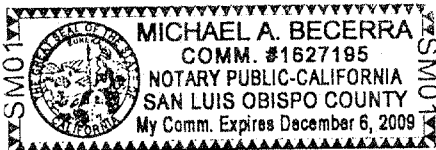


# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIA

County of SAN LUIS OBISPO

On June 14, 2007 before me, MICHAEL A. BECERRA, NOTARY PUBLIC, personally appeared DANNY L. POULTER AND MARTHA M. POULTER,



☐ personally known to me - **OR** - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*Michael A Becerra*

*Signature of Notary*

## OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

### CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☐ Individual  
☐ Corporate Officer

Title

- ☐ Partner(s) ☐ Limited  
☐ General  
☐ Attorney-in-Fact  
☐ Trustee(s)  
☐ Guardian/Conservator  
☐ Other:

### DESCRIPTION OF ATTACHED DOCUMENT

STATUTORY WARRANTY DEED

*Title or Type of Document*

1

*Number of Pages*

06/14/07

*Date of Document*

Absent Signer (Principal) is Representing:

*Signer(s) Other Than Name(s) Above*