

2007-011345

Klamath County, Oregon



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06/25/2007 11:36:49 AM

Fee: \$21.00

RECORDING REQUESTED BY  
FIDELITY NATIONAL TITLE COMPANY OF OREGON

GRANTOR'S NAME  
Donna D. Lattin

GRANTEE'S NAME  
Nancy M. Brady

SEND TAX STATEMENTS TO:  
Nancy M. Brady  
8245 NW Arboretum Rd  
Corvallis, OR 97330

AFTER RECORDING RETURN TO:  
Nancy M. Brady  
8245 NW Arboretum Rd.  
Corvallis, OR 97330

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### STATUTORY WARRANTY DEED

Donna D. Lattin, as to an 25% Interest, Grantor, conveys and warrants to

Nancy M. Brady, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of , State of Oregon,

Lot 5, Tract G-1, ODELL LAKE RECREATION UNIT, Klamath County, Oregon

Subject to and excepting:

Current taxes, assessments, reservations in patents, and all agreements, easements, rights-of-way, encumbrances, liens, setback lines, reservations, powers of special districts, covenants, conditions and restrictions as may appear of record.

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.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$22,000.00 (See ORS 93.030)

DATED: April 9, 2007

STATE OF OREGON  
COUNTY OF Benton

  
Donna D. Lattin

This instrument was acknowledged before me on

May June 20<sup>th</sup>, 2007

by Donna D. Lattin

Erion Barton

NOTARY PUBLIC FOR OREGON  
MY COMMISSION EXPIRES: 11/19/2010

