



THIS SPACE RESERVE

2007-011789

Klamath County, Oregon



06/29/2007 02:55:28 PM

Fee: \$21.00

MT079303-TM

After recording return to:

The Sutton Family Trust

10064 Westbrook Drive

Klamath Falls, OR 97603

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

The Sutton Family Trust

10064 Westbrook Drive

Klamath Falls, OR 97603

Escrow No. MT79303-TM

Title No. 0079303

SWD

STATUTORY WARRANTY DEED

John T. Mathis, Grantor(s) hereby convey and warrant to Ronald G. Sutton and Jan Sutton, Trustees of The Sutton Family Trust Dated January 31, 1997, 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:

Unit 10064 (Westbrook Drive), Supplemental Plat Tract 1379, FALCON HEIGHTS CONDOMINIUM STAGE 3, 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:
2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is \$138,500.00.

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 27 day of June 2007

John T. Mathis
John T. Mathis

State of Oregon
County of Klamath

This instrument was acknowledged before me on June 27, 2007 by John T. Mathis.

Notary Public for Oregon
(Notary Public for Oregon)

My commission expires 12/17/07

