



MT79809-LW

After recording return to:

David J. Legget

4417 La Habra Way

Klamath Falls, OR 97603

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

David J. Legget

4417 La Habra Way

Klamath Falls, OR 97603

Escrow No. MT79809-LW

Title No. 0079809

SWD

THIS SPACE RESER

2007-012530

Klamath County, Oregon



07/13/2007 03:40:26 PM

Fee: \$21.00

### STATUTORY WARRANTY DEED

William F. Railsback and Laura F. Railsback, as tenants by the entirety, Grantor(s) hereby convey and warrant to David J. Legget and Dianna L. Legget, 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 7, Block 22, NINTH ADDITION TO SUNSET VILLAGE, 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 \$357,000.00.

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 11 day of July, 2007

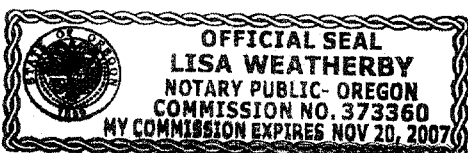
William F. Railsback

Laura F. Railsback

State of Oregon  
County of Klamath

This instrument was acknowledged before me on July 11, 2007 by William F. Railsback and Laura F. Railsback.

(Notary Public for Oregon)



My commission expires 11/20/07