



THIS SPACE RES

2007-012703  
Klamath County, Oregon



07/17/2007 03:38:50 PM

Fee: \$21.00

MT79918-KR

After recording return to:

Gregory D. Enos

136 Brooks Ln.

Ashland, OR 97520

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

Gregory D. Enos

136 Brooks Ln.

Ashland, OR 97520

Escrow No. MT79918-KR

Title No. 0079918

SWD

### STATUTORY WARRANTY DEED

**Charles Robert Sturm**, Grantor(s) hereby convey and warrant to **Gregory D. Enos and Barbara G. Enos, 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 11 and the Northwesterly 2 feet of Lot 12, Block 2, TRACT 1145 NOB HILL, a resubdivision of portions of NOB HILL, IRVINGTON HEIGHTS, MOUNTAIN VIEW ADDITION AND ELDORADO HEIGHTS, 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 **\$292,500.00**.

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.

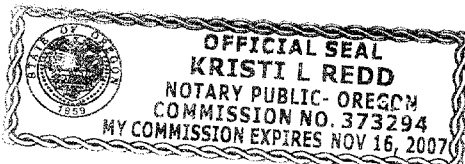
Dated this 16th day of **July, 2007**.

Charles Robert Sturm

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on **July 16, 2007** by Charles Robert Sturm.

  
(Notary Public for Oregon)

My commission expires 11/16/2007