



THIS SPACE RES

2007-013635

Klamath County, Oregon



08/01/2007 03:19:14 PM

Fee: \$21.00

MT80004-MS

After recording return to:

Larry E. LaVoie

7336 Ruth Drive

Klamath Falls, OR 97603

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

Larry E. LaVoie

7336 Ruth Drive

Klamath Falls, OR 97603

Escrow No. MT80004-MS

Title No. 0080004

SWD

STATUTORY WARRANTY DEED

Kenneth R. Bell, Grantor(s) hereby convey and warrant to **Larry E. LaVoie and Anna L. LaVoie, 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 2, Block 2, TRACT NO. 1085, COUNTRY GREEN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

INCLUDING a 1974 Pressed Steel manufactured home, Plate #X108362, Home ID #185519

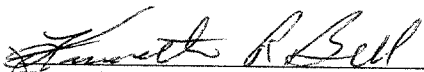
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

2007-2008 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$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 18th day of Aug, 2007


Kenneth R. Bell

State of Oregon
County of Klamath

This instrument was acknowledged before me on 8/1, 2007 by Kenneth R. Bell.



(Notary Public for Oregon)

My commission expires

12/20/10