



THIS SPACE RESEI

2007-014145  
Klamath County, Oregon



08/10/2007 11:27:51 AM

Fee: \$21.00

MT80050-TM

After recording return to:

Eric Anderson

1201 Mitchell Street

Klamath Falls, OR 97601

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

Eric Anderson

1201 Mitchell Street

Klamath Falls, OR 97601

Escrow No. MT80050-TM

Title No. 0080050

SWD

### STATUTORY WARRANTY DEED

Michael J. Dunning and Fumiko Dunning, as tenants by the entirety, Grantor(s) hereby convey and warrant to Eric Anderson and Samantha Woodhouse/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 17 in Block 12 of TRACT NO. 1220, FOURTH ADDITION TO THE MEADOWS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**\*\*with the rights of survivorship**

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 \$210,000.00.

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 8 day of August, 2007

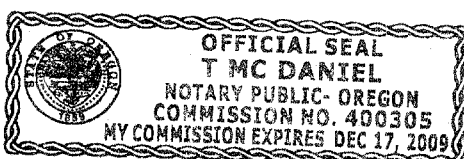
Michael J. Dunning  
Fumiko Dunning

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Aug 8, 2007 by Michael J. Dunning and Fumiko Dunning.

(Notary Public for Oregon)

My commission expires 12/17/09



21 FMT