

THIS SPACE RES



2007-014549

Klamath County, Oregon



00029367200700145490020026

08/17/2007 11:02:34 AM

Fee: \$26.00

NTC80279-KR

After recording return to:

Lee Nigel Moriarty

24585 Dodds Rd.

Bend, OR 97701

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

Lee Nigel Moriarty

24585 Dodds Rd.

Bend, OR 97701

Escrow No. MT80279-KR

Title No. 0080279

SWD

STATUTORY WARRANTY DEED

Lee Moriarty, Grantor(s) hereby convey and warrant to Lee Nigel Moriarty, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

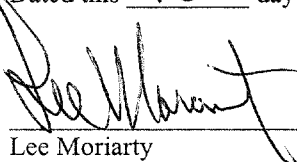
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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

The true and actual consideration for this conveyance is **\$1.00**.

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 August, 2007.

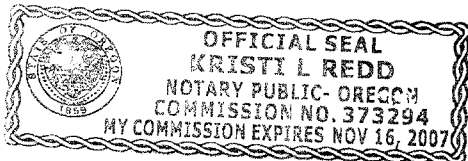

Lee Moriarty

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on August 16, 2007 by Lee Moriarty.


(Notary Public for Oregon)

My commission expires 11/16/2007



26 AMT

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 1 of Land Partition 61-94, said Land Partition being situated in Government Lots 20, 21 and 22 (NW1/4 SW1/4) of Section 5, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for ingress and egress over and across the South 30 feet of Parcel 3 of said Land Partition 61-94, as delineated on the face of said Land Partition.