

2007-014944

Klamath County, Oregon



After recording return to:
Frank L. Moore and Heidi Ann Moore
P. O. Box 1524
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
Frank L. Moore and Heidi Ann Moore
P. O. Box 1524
Klamath Falls, OR 97601

File No.: 7021-1092780 (DMC)
Date: August 16, 2007

THIS SPACE



08/23/2007 03:08:34 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

Le Devoir De S'Asseoir LLC, Grantor, conveys and warrants to **Frank L. Moore and Heidi Ann Moore as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

THE SOUTHERLY HALF OF LOT 2, AND ALL OF LOT 3 IN BLOCK 7 OF FAIRVIEW ADDITION NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. The **2007-2008** Taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

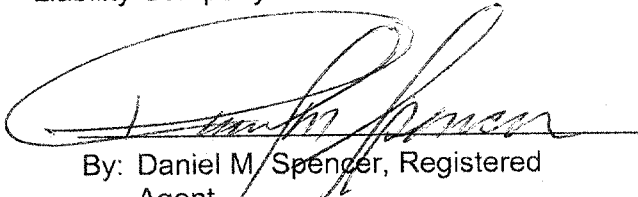
The true consideration for this conveyance is **\$189,000.00**. (Here comply with requirements of ORS 93.030)


F-20

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, 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 20 day of August, 2007.

Le Devoir De S'Asseoir, an Oregon Limited Liability Company

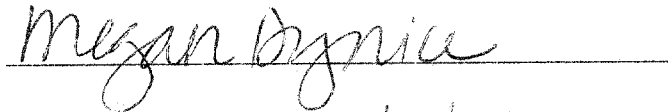

By: Daniel M. Spencer, Registered Agent


By: Pam Spencer, Member

STATE OF Oregon)
)ss.
County of)

This instrument was acknowledged before me on this 20 day of August, 2007 by Daniel M. Spencer and Pam Spencer as Registered Agent and Member of Le Devoir De S'Asseoir, on behalf of the Limited Liability Company.




Notary Public for Oregon
My commission expires: 3/18/08