



THIS SPACE RESERVE

2007-015948
Klamath County, Oregon



09/11/2007 11:27:25 AM

Fee: \$21.00

MT80253-SH

After recording return to:

Michael P. Reynolds

10470 McGuire Avenue

Klamath Falls, OR 97603

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

Michael P. Reynolds

10470 McGuire Avenue

Klamath Falls, OR 97603

Escrow No. MT80253-SH

Title No. 0080253

SWD

STATUTORY WARRANTY DEED

Sandra E. Collins, Grantor(s) hereby convey and warrant to **Michael P. Reynolds and Ashley C. Reynolds, 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:

Unit 10470 (McGuire Avenue), Tract 1336 - FALCON HEIGHTS CONDOMINIUMS STAGE 1, 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 **\$130,000.00**.

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.

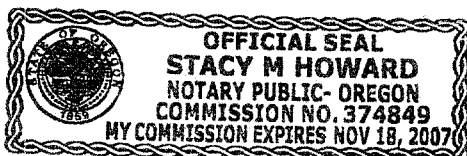
Dated this 7 day of Sept, 2007.

Sandra E. Collins
Sandra E. Collins

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Sept 7, 2007 by Sandra E. Collins.



Stacy M Howard
(Notary Public for Oregon)
My commission expires Nov 18, 2007

2/AMT