



THIS SPACE RESEI

2007-016582

Klamath County, Oregon



09/20/2007 11:14:49 AM

Fee: \$21.00

MTC80373-TM

After recording return to:

Ann Gaughen

20101 Beech Avenue

Monte Rio, CA 95462

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

Ann Gaughen

20101 Beech Avenue

Monte Rio, CA 95462

Escrow No. MT80373-TM

Title No. 0080373

SWD

STATUTORY WARRANTY DEED

Robert H. Bissell and Bonnie L. Bissell, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Ann Gaughen and Russell Gaughen, 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 4, Block 3, RAINBOW PARK ON THE WILLIAMSON, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.
TOGETHER WITH an undivided 1/68th interest in Lots 4 and 5, Block 1, RAINBOW PARK ON THE WILLIAMSON, 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 **\$147,000.00**.

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 12 day of Sept, 2007

Robert H. Bissell
Robert H. Bissell

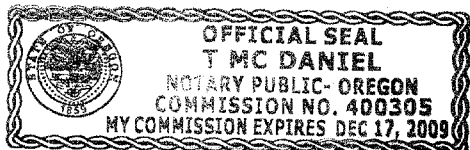
Bonnie L. Bissell
Bonnie L. Bissell

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on Sept 12, 2007 by Robert H. Bissell and Bonnie L. Bissell.

[Signature]
(Notary Public for Oregon)

My commission expires 12/17/09



21AMT