



MT80741-TM

After recording return to:

Conrad Braehm Woodell

17860 Hwy 395

Lakeview, OR 97630

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

Conrad Braehm Woodell

17860 Hwy 395

Lakeview, OR 97630

Escrow No. MT80741-TM

Title No. 0080741

SWD

THIS SPACE RESER

2007-017263

Klamath County, Oregon



00032623200700172630010018

10/03/2007 03:31:28 PM

Fee: \$21.00

### STATUTORY WARRANTY DEED

**Ralph E. Dotson and Lecia L. Dotson, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Conrad Braehm Woodell and Gaynell Justine Woodell, 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:

**That portion of Lot 4 lying Westerly of the Klamath Falls-Malin Highway, and that portion of the Northerly 584.1 feet of Lot 3 lying Westerly of the Klamath Falls-Malin Highway, in Section 2, Township 41 South, Range 10 East of the Willamette Meridian, 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 **\$328,000.00**.

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 2 day of October, 2007

Ralph E. Dotson

Lecia L. Dotson

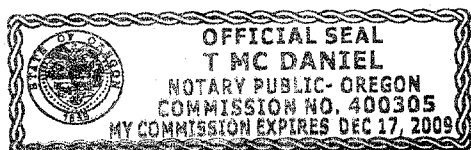
By: Ralph Eric Dotson, her attorney in fact

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Oct 2, 2007 by Ralph Eric Dotson, individually and as attorney in fact for Lecia L. Dotson.

(Notary Public for Oregon)

My commission expires 10/17/09



2/AMT