2007-019245 Klamath County, Oregon

00034968200700192450020029

11/09/2007 01:52:14 PM

Fee: \$26.00

After Recording Return to:

THOMAS E. DOUGAN and CAROL P. DOUGAN 10247 MOURNING DOVE DR. KLAMATH FALLS,

OR

Until a change is requested all tax statements

Shall be sent to the following address:

THOMAS E. DOUGAN and CAROL P. DOUGAN

Same as above

ATE: 652868C

WARRANTY DEED (INDIVIDUAL)

ANDREW B. CAYTING and CHERYL L. CAYTING, OR SUCCESSORS IN TRUST, AS TRUSTEES OF THE CAYTING REVOCABLE FAMILY TRUST dated AUGUST 25, 2003, herein called grantor, convey(s) to

THOMAS E. DOUGAN and CAROL P. DOUGAN, as tenants by the entirety, herein called grantee, all that

real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 232, RUNNING Y RESORT, PHASE 3 PLAT, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 052 MAP 3808-009A0-09000 KEY #882927

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$95,000.00. (here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

Dated November 1, 2007.

THE CAYTING REVOCABLE TRUST DAT	
(hola Blest Tres	STED SER ATTACHED ACKNOWLEDGERENT
BY: ANDREW B. CAYTING, TRUSTEE	
Charles & Cartino 1	nustee
BY: CHERYL L. CAYTING, TRUSTEE	700 TE C
STATE OF OREGON, County of) ss.
On //- // , 2007 personal and CHERYL L. CAYTING, as Trustee	ly appeared the above named ASPARTABLE CAPPING AS FINANCE of THE CAYTING REVOCABLE FAMILY TRUST dated
	oing instrument to be their voluntary act and deed.
	() Jes Stra of
This document is filed at the request of:	Before me: Charles Turs Turs
	Notary Public for Oregon
ASPEN TITLE & ESCROW, INC.	My commission expires: <u>O2-15-200</u>
·	Official Seal
525 Main Street	
Klamath Falls, OR 97601	OFFICIAL SEAL
Klamath Falls, OR 97601 Order No.: 00065286	OFFICIAL SEAL TIFFANY D KOCH
· -	OFFICIAL SEAL TIFFANY D KOCH NOTARY PUBLIC POREGON COMMISSION OF THE PROPERTY
, -	OFFICIAL SEAL TIFFANY D KOCH

ALL-PURPOSE ACKNOWLEDGMENT

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SS.
SS. Selfrey (. lee, Notary Public, ASTANSTAL, personally known to me (or
personally known to me (or
to be the person(s) whose name(s) is are subscribed to the within instrument and acknowledged to me that he she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.
INFORMATION y prove valuable and could prevent fraudulent attachment
DESCRIPTION OF ATTACHED DOCUMENT
TITLE OR TYPE OF DOCUMENT
NUMBER OF PAGES
DATE OF DOCUMENT
OTHER
RIGHT thumberint of Signer signer