



THIS SPACE RES

2007-019797

Klamath County, Oregon



11/21/2007 03:29:53 PM

Fee: \$21.00

MTC 80929-KR

After recording return to:

Mickey Cummings

534 S. Spring Street

Klamath Falls, OR 97601-6266

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

Mickey Cummings

534 S. Spring Street

Klamath Falls, OR 97601-6266

Escrow No. MT80929-KR

Title No. 0080929

SWD

STATUTORY WARRANTY DEED

Mel Stewart Homes, Inc., an Oregon Corporation, Grantor(s) hereby convey and warrant to **Mickey Cummings and Ester Cummings, 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 51 of Tract 1503 – FIRST ADDITION TO SAGE MEADOWS PHASE 2, 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:

The true and actual consideration for this conveyance is **\$229,500.00**.

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 16th day of November, 2007.

Mel Stewart Homes, Inc., an Oregon Corporation

BY: Gary Stewart
Gary Stewart, Vice President

State of Oregon
County of Klamath

This instrument was acknowledged before me on November 16, 2007 by Gary Stewart, as Vice President for Mel Stewart Homes, Inc., an Oregon Corporation.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

21 AMT