

THIS SPACE RES

2007-020208

Klamath County, Oregon



12/03/2007 11:22:37 AM

Fee: \$21.00

MT81201-MS

After recording return to:

Eric C. Herrlich

P.O. Box 141

Beatty, OR 97621

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

Eric C. Herrlich

P.O. Box 141

Beatty, OR 97621

Escrow No. MT81201-MS

Title No. 0081201

SWD

STATUTORY WARRANTY DEED

John A. Carter and Suzuyo Carter, as tenants by the entirety, Grantor(s) hereby convey and warrant to Eric C. Herrlich, 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 2 in Block 53, BUENA VISTA ADDITION to the City of Klamath Falls, 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 \$110,000.00.

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 30th day of NOV, 2007

John A. Carter signature and name

Suzuyo Carter signature and name

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 11/30, 2007 by John A. Carter and Suzuyo Carter.



Notary Public signature and name

My commission expires 12/20/10

KLAMATH