

2007-020963

Klamath County, Oregon



00037004200700209630010016

12/14/2007 03:40:49 PM

Fee: \$21.00

After Recording Return to:

THE POITRAS FAMILY TRUST

P.O. Box 384

Union, OR 97883

Until a change is requested all tax statements

Shall be sent to the following address:

SAME AS ABOVE

**WARRANTY DEED**

(INDIVIDUAL)

ATE: 65399 RS

DENNIS J. HADD SR., herein called grantor, convey(s) to DIANE R. WALKER, TRUSTEE OF THE POITRAS FAMILY TRUST, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The N 1/2 of Lot 12, Block 5, FIRST ADDITION TO THE CITY OF CHILOQUIN, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 012 MAP 3407-034DA TL 02400 KEY #201542

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 \$59,900.00.  
(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 28, 2007.

DENNIS J. HADD, SR.

STATE OF OREGON, County of Klamath) ss.

On December 1, 2007 personally appeared the above named DENNIS J. HADD SR. E. HADD SR., and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

This document is filed at the request of:



525 Main Street  
Klamath Falls, OR 97601  
Order No.: 00065399

Before me:   
Notary Public for Oregon  
My commission expires: Nov 8, 2009

Official Seal

