

2007-021030

Klamath County, Oregon



00037085200700210300020022

12/17/2007 02:59:43 PM

Fee: \$26.00



THIS SPACE

After recording return to:  
Frederick K. Farner and Patricia A.  
Farner  
152908 Stirrup Dr.  
La Pine, OR 97739

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

Frederick K. Farner and Patricia A.  
Farner  
152908 Stirrup Dr.  
La Pine, OR 97739

File No.: 7064-1147413 (MG)

Date: November 27, 2007

### STATUTORY WARRANTY DEED

**Larry Fresh**, Grantor, conveys and warrants to **Frederick K. Farner and Patricia A. Farner as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 6, IN BLOCK 4, OF PLAT NO. 1056, WAGON TRAIL ACREAGES NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$375,000.00**. (Here comply with requirements of ORS 93.030)

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, 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 14th day of December, 2007

F-26-

APN: R127810

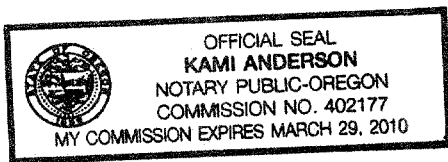
Statutory Warranty Deed  
- continued

File No.: 7064-1147413 (MG)  
Date: 11/27/2007

Larry Fresh  
Larry Fresh

STATE OF Oregon )  
County of ~~Klamath~~ Polk )ss.

This instrument was acknowledged before me on this 14<sup>th</sup> day of Dec., 20 07  
by **Larry Fresh**.



Kami Anderson

Notary Public for Oregon  
My commission expires: 3-29-2010