

2008-000653

Klamath County, Oregon



00038578200800006530020027

01/15/2008 02:52:50 PM

Fee: \$26.00



THIS SPACE

After recording return to:

Daniel Collins

~~3237 Cannon Avenue~~

~~Klamath Falls, OR 97603~~

905 main st, 6th floor
Klamath Falls, OR 97601

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

Daniel Collins

~~3237 Cannon Avenue~~

~~Klamath Falls, OR 97603~~

same as above

File No.: 7021-1162853 (ALF)

Date: January 09, 2008

STATUTORY WARRANTY DEED

David A. Collins, Grantor, conveys and warrants to **Daniel Collins**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

THE WEST HALF OF LOT 21, BLOCK 1, FIRST ADDITION TO ALTAMONT ACRES TOGETHER WITH A STRIP OF LAND 2-1/2 FEET WIDE OFF THE WEST SIDE OF THE EAST HALF OF LOT 21, BLOCK 1, FIRST ADDITION TO ALTAMONT ACRES, KLAMATH COUNTY, OREGON.

THIS LEGAL DESCRIPTION WAS CREATED PRIOR TO JANUARY 1, 2008

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 **\$20,100.00**. (Here comply with requirements of ORS 93.030)

F26-

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated this 14 day of JANUARY, 2008.

David A. Collins

David A. Collins

STATE OF Arizona)
County of Maricopa)ss.

This instrument was acknowledged before me on this 14 day of January, 2008
by **David A. Collins.**

Notary Public for Dianna M. Drake
My commission expires:

