



MT80976-DS

After recording return to:

DARREN CARLSON

P. O. Box 2928

Eugene, OR 97402

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

DARREN CARLSON

P. O. Box 2928

Eugene, OR 97402

Escrow No. MT80976-DS

Title No. 0080976

SWD

THIS SPACE RE:

2008-001313

Klamath County, Oregon



01/31/2008 01:50:00 PM

Fee: \$26.00

STATUTORY WARRANTY DEED

STEVEN A. LAMBOURNE AND LINDA R. LAMBOURNE, TRUSTEES OF THE LAMBOURNE TRUST, DATED MARCH 7, 1980, Grantor(s) hereby convey and warrant to **DARREN CARLSON and SHARON CARLSON, 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 26 of TRACT 1110, 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 **\$23,000.00**.

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.

26 JAN 11

Dated this 15th day of November, 2007

THE LAMBOURNE TRUST, DATED MARCH 7, 1980

BY: Steven A. Lambourne, Trustee
STEVEN A. LAMBOURNE, Trustee

BY: Linda R. Lambourne, Trustee
LINDA R. LAMBOURNE, Trustee

STATE OF CALIFORNIA

COUNTY OF Los Angeles^{SS.}

On November 15, 2007 before me, Karin Leumann-Ramos, Notary Public personally appeared STEVEN A. LAMBOURNE AND LINDA R. LAMBOURNE, ~~personally known to me~~ (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity(ies), and that by their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Karin Leumann-Ramos

