

MTC 81651

2008-001663

Klamath County, Oregon



02/08/2008 11:23:54 AM

Fee: \$26.00

WARRANTY DEED -- STATUTORY FORM

MICHAEL A. DINGEMAN and LEANN C. PETERSON, with the right of survivorship, Grantor,

conveys and warrants to

CHRIS T. ELLIOTT, an individual, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

LOT 21, BLOCK 9, WAGON TRAIL ACREAGES NO. 1, SECOND ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Tax Account No(s): 129195 M874173

Map/Tax Lot No(s): 2309-001C0-02200-000 M-219892

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$150,000.00 .

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 6 day of February, 2008.

Michael A. Dingeman
MICHAEL A. DINGEMAN

Signed in Counterpart
LEANN C. PETERSON

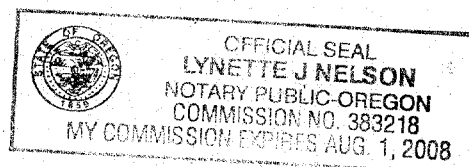
STATE OF OREGON, COUNTY OF Marion) SS.

This instrument was acknowledged before me on February 6, 2008 by MICHAEL A. DINGEMAN and LEANN C. PETERSON.

Lynette J. Nelson
(Notary Public for Oregon)

My commission expires 08-01-2008

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739



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

CHRIS T. ELLIOTT

~~62304 FLORENCE DRIVE~~

1718 marccourt
LaPine OR 97739

20 AMT Title No. 0081651 & Escrow # 14-0002408

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Dated this 5th day of February, 2008.

MICHAEL A. DINGEMAN

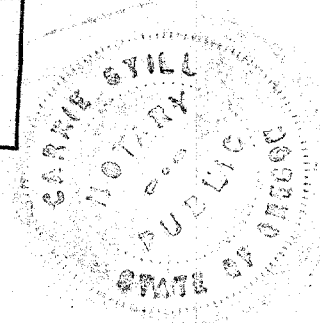
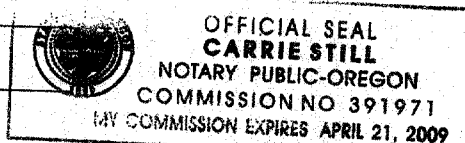
Leann C Peterson
LEANN C. PETERSON

STATE OF OREGON, COUNTY OF Washington ss.

This instrument was acknowledged before me on February 5th, 2008 by MICHAEL A. DINGEMAN and LEANN C. PETERSON.

Carrie Still
(Notary Public for Oregon)

My commission expires April 21, 2009



After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

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

CHRIS T. ELLIOTT
~~62904 FLORENCE DRIVE~~

1718 marc court
La pine OR 97739

Title No. 0081651 Escrow # 14-0002408