



After recording return to:
Timothy L. Southwell and Kendi J.
Southwell
7705 Lost River Rd
Klamath Falls, OR 97603

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

Timothy L. Southwell and Kendi J.
Southwell
7705 Lost River Rd
Klamath Falls, OR 97603

File No.: 7021-1176609 (DMC)

Date: February 08, 2008

THIS SPACE

2008-001871

Klamath County, Oregon



02/13/2008 03:01:41 PM

Fee: \$31.00

STATUTORY WARRANTY DEED

John A. Petrowsky and Rebecca L. Petrowsky, husband and wife, Grantor, conveys and warrants to **Timothy L. Southwell and Kendi J. Southwell as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

Subject to:

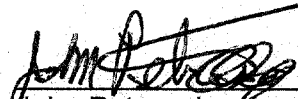
1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

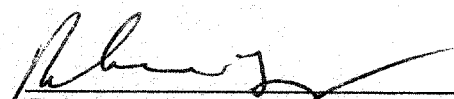
The true consideration for this conveyance is **\$120,000.00**. (Here comply with requirements of ORS 93.030)

F 31-

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, 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 ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 12 day of Feb, 2008.


John Petrowsky


Rebecca Petrowsky

STATE OF Arizona)
County of Pima) ss.

This instrument was acknowledged before me on this 12 day of Feb, 2008
by **John Petrowsky and Rebecca Petrowsky**.



Notary Public for

My commission expires: 05-15-2009

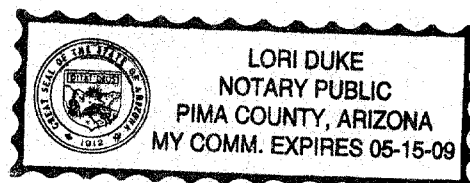


EXHIBIT A

LEGAL DESCRIPTION:

THE WEST 50 FEET OF LOT 4, BLOCK 125, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

ALSO ALL THAT PORTION OF LOT 5, BLOCK 125, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTH LINE OF SAID LOT 5 OF AFORESAID, 29.5 FEET WESTERLY FROM THE NORTHEAST CORNER OF SAID LOT, AND RUNNING THENCE WESTERLY ALONG THE NORTH LINE OF SAID LOT 5, 50 FEET TO AN INTERSECTION WITH THE WEST LINE OF LOT 4 OF SAID BLOCK 125, IF EXTENDED NORTH; THENCE SOUTH ALONG THE WEST LINE OF LOT 4 EXTENDED 73.7 FEET TO THE NORTHERLY LINE OF THE U.S. GOVERNMENT B LATERAL CANAL RIGHT OF WAY; THENCE SOUTHEASTERLY ALONG SAID RIGHT OF WAY LINE TO A POINT 50 FEET EAST AT RIGHT ANGLES OF THE WEST LINE OF LOT 4 IN SAID BLOCK 125, EXTENDED; THENCE NORTH 98 FEET TO THE PLACE OF BEGINNING.

TOGETHER WITH THAT PORTION OF PROPERTY AS DESCRIBED IN QUITCLAIM DEED RECORDED AUGUST 06, 1975 IN BOOK M75, PAGE 9117 WHICH INURES TO THE ABOVE DESCRIBED PROPERTY.