

MT82206-TM



THIS SPACE R 2008-005616  
Klamath County, Oregon



04/17/2008 03:04:51 PM

Fee: \$21.00

After recording return to:

Michael R. Greenspan

2030 Fremont Street

Klamath Falls, OR 97601

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

Michael R. Greenspan

2030 Fremont Street

Klamath Falls, OR 97601

Escrow No. MT82206-TM

Title No. 0082206

SWD

### STATUTORY WARRANTY DEED

David G. Goss and Sharon L. Goss, as tenants by the entirety, Grantor(s) hereby convey and warrant to Michael R. Greenspan and Catherine M. Greenspan, 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 11 of Block 40 and that portion of vacated alley which inured thereto, HILLSIDE ADDITION to the City of Klamath Falls, 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 \$146,000.00.

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, 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, CHAPTER 424, OREGON LAWS 2007.

Dated this 14 day of April, 2008.

David G. Goss

Sharon L. Goss

State of Washington

County of King

On this day personally appeared before me David G. Goss and Sharon L. Goss to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that They signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

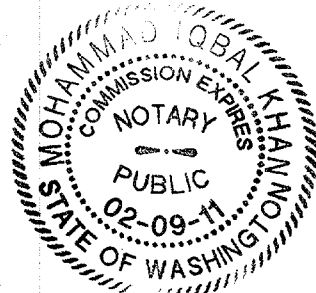
GIVEN under my hand official seal this 14th day of April, 2008.

Printed Name:

Notary Public in and for the State of

Washington residing at KING

My appointment expires 02-09-2011



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