

MT82710-SH



THIS SPACE RE

2008-009272  
Klamath County, Oregon



06/24/2008 11:16:25 AM

Fee: \$36.00

After recording return to:  
TERRY E. TALLEY  
320 MCLEAN  
KLAMATH FALLS, OR 97601

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

TERRY E. TALLEY  
320 MCLEAN  
KLAMATH FALLS, OR 97601

Escrow No. MT82710-SH  
Title No. 0082710  
SWD

STATUTORY WARRANTY DEED

DANNY L. NELSON, EUGENE NELSON and JUDY GOODE, EACH AS TO AN UNDIVIDED 1/3 INTEREST, AS TENANTS IN COMMON, Grantor(s) hereby convey and warrant to TERRY E. TALLEY, 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 12, Block 1, SECOND ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk, 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 \$148,500.00.

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.

36 ANT

Dated this 21 day of June, 2008.

Danny L. Nelson  
DANNY L. NELSON

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

EUGENE NELSON

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

JUDY GOODE

State of Washington

County of Clarke

On this day personally appeared before me DANNY L. NELSON to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 21 day of June, 2008.



Christina S. Gratzel

Printed Name:

Notary Public in and for the State of

Washington residing at Vancouver

My appointment expires April 11, 2010

Dated this 20 day of JUNE, 08

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

DANNY L. NELSON

Eugene Nelson  
EUGENE NELSON

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

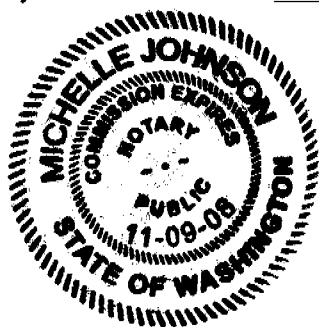
JUDY GOODE

State of Washington

County of KING

On this day personally appeared before me EUGENE NELSON to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 20<sup>th</sup> day of June, 2008.



Michelle Johnson  
Printed Name: MICHELLE JOHNSON  
Notary Public in and for the State of  
Washington residing at Kent, WA.

My appointment expires 11-09-08

Dated this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

\_\_\_\_\_  
DANNY L. NELSON

THIS DOCUMENT IS BEING SIGNED IN COUNTERPART

\_\_\_\_\_  
EUGENE NELSON

Judy Goode  
JUDY GOODE

State of Washington

County of Clark

On this day personally appeared before me JUDY GOODE to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that signed the same as free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand official seal this 21 day of June, 2008.



Christina S. Gratzel

Printed Name:

Notary Public in and for the State of  
Washington residing at Vancouver.

My appointment expires April 11, 2010