



After recording return to:  
Brandon J. Allen and Brooke D. Allen  
1410 Lookout Avenue  
Klamath Falls, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Brandon J. Allen and Brooke D. Allen  
1410 Lookout Avenue  
Klamath Falls, OR 97601

File No.: 7021-1236232 (DMC)  
Date: June 20, 2008

2008-009479

Klamath County, Oregon



06/27/2008 03:23:39 PM

Fee: \$26.00

### STATUTORY WARRANTY DEED

**Michael Crofoot and Denae Crofoot, as tenants by the entirety**, Grantor, conveys and warrants to **Brandon J. Allen and Brooke D. Allen as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 5, BLOCK 13, FAIRVIEW ADDITION NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.**

**Subject to:**

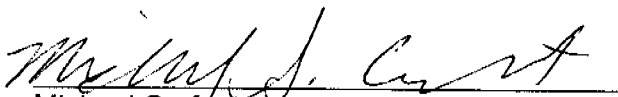
1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.


The true consideration for this conveyance is **\$158,000.00**. (Here comply with requirements of ORS 93.030)

FLU-

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 26 day of June, 2008.

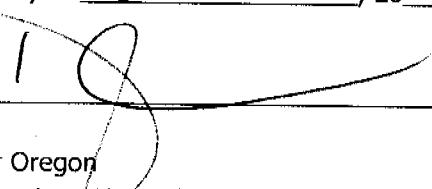
  
Michael Crofoot

  
Denae Crofoot

STATE OF Oregon )  
County of Klamath )ss.  
)

This instrument was acknowledged before me on this 26 day of June, 2008  
by **Michael Crofoot and Denae Crofoot.**



  
Dori Crain  
Notary Public for Oregon  
My commission expires: November 7, 2009