

MT082806-TM

THIS SPACE RT



2008-010346

Klamath County, Oregon



00050037200800103460010019

After recording return to:

Susan J. Roberts

PO Box 1184

Klamath Falls, OR 97601

07/18/2008 03:06:35 PM

Fee: \$21.00

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

Susan J. Roberts

PO Box 1184

Klamath Falls, OR 97601

Escrow No. MT82806-TM

Title No. 0082806

SWD

STATUTORY WARRANTY DEED

John Crockett, Grantor(s) hereby convey and warrant to Susan J. Roberts, 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:

The Westerly 61.4 feet of Lot 7, Block 92, BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, being 61.4 feet along Upham Street and the Easterly line of this parcel of land being parallel to the Easterly line of said Lot 7, in the County of Klamath, State of 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:

2008-2009 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.

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 16 day of July, 2008

John Crockett

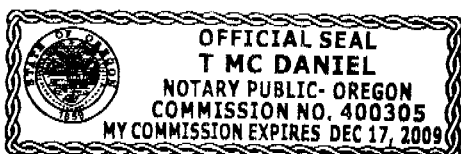
State of Oregon

County of Klamath

This instrument was acknowledged before me on July 16, 2008 by John Crockett.

Susan J. Roberts
(Notary Public for Oregon)

My commission expires 12/17/09



2nd