

2008-013004

Klamath County, Oregon



00053379200800130040010011

09/17/2008 03:11:10 PM

Fee: \$21.00

66071 ATE

After Recording Return to:

DAVID L. VERLEY and

LYSSA C. VERLEY

10207 Wildwood Lane

KLAMATH FALLS, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

SAME AS ABOVE

WARRANTY DEED

(INDIVIDUAL)

DONALD C. RICE and LUELLA D. RICE, tenants by the entirety, herein called grantor, convey(s) to DAVID L. VERLEY and LYSSA C. VERLEY, husband and wife, herein called grantee, all that real property situated in the County of KLAMATH COUNTY, State of Oregon, described as:

Lot 1, Block 7, FIRST ADDITION TO PINE GROVE PONDEROSA, according to the plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 162 MAP 3910-008AA TL 00700 KEY# 561327

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$389,900.00.
(here comply with the requirements of ORS 93.930)

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER SECTIONS 2, 3 AND 5 TO 22 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, 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 SECTIONS 2, 3 AND 5 TO 22 OF CHAPTER 424, OREGON LAWS 2007.

Dated August 20, 2008.


DONALD C. RICE


LUELLA D. RICE

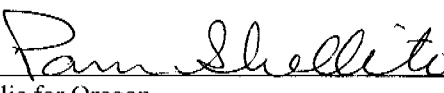
STATE OF OREGON, County of Klamath) ss.

On September 16, 2008 personally appeared the above named DONALD C. RICE and LUELLA D. RICE and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 66071PS

Before me: 
Notary Public for Oregon
My commission expires: Nov 8, 2009

Official Seal

