

NTC82994-TM



THIS SPACE RI

2008-013289
Klamath County, Oregon



09/24/2008 11:37:09 AM

Fee: \$21.00

After recording return to:

Glen Horner

1754 Riverside Drive

Klamath Falls, OR 97601

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

Glen Horner

1754 Riverside Drive

Klamath Falls, OR 97601

Escrow No. MT82994-TM

Title No. 0082994

SWD

STATUTORY WARRANTY DEED

Donald Harrington and Jeanette Harrington, as tenants by the entirety, Grantor(s) hereby convey and warrant to Glen Horner and Loretta Horner not as tenants in common, but with right of survivorship, 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 1, Block 3, FAIRFIELD, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH that portion of vacated Burger Avenue which inures to said Lot 1, Block 3.

ALSO together with the S1/2 of vacated Burger Avenue in FAIRFIELD ADDITION lying Northwesterly of a line drawn from the Northeast corner of Lot 1, Block 3 to the Southeast corner of Lot 1, Block 2.

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 \$70,000.00.

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.

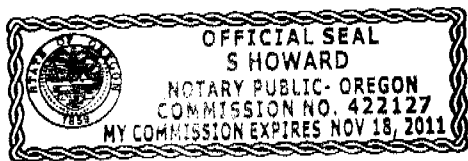
Dated this 23 day of Sept, 08.

Donald Harrington

Jeanette Harrington

State of Oregon
County of Klamath

This instrument was acknowledged before me on Sept 23, 2008 by Donald Harrington and Jeanette Harrington.



(Notary Public for Oregon)

My commission expires Nov 18, 2011

2/HCH