

2008-013641

Klamath County, Oregon



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THIS SPACE

10/02/2008 03:28:20 PM

Fee: \$26.00



After recording return to:  
Haroon Safi and Shigoofa Safi  
7601 Treasure Chest St  
Las Vegas, NV 89139

Until a change is requested all tax statements  
shall be sent to the following address:  
Haroon Safi and Shigoofa Safi  
7601 Treasure Chest St  
Las Vegas, NV 89139

File No.: 7021-1290573 (ALF)  
Date: September 24, 2008

### STATUTORY WARRANTY DEED

**Michael E. Long, Inc.**, Grantor, conveys and warrants to **Haroon Safi and Shigoofa Safi, husband and wife**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**LOT 20, BLOCK 38, NIMROD RIVER PARK, 4TH ADDITION, KLAMATH COUNTY, OREGON.**

**Subject to:**

1. Fiscal year real property taxes, a lien not yet payable.
2. 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 **\$13,500.00**. (Here comply with requirements of ORS 93.030)

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 30<sup>th</sup> day of September, 2008.

Michael E. Long Inc.

Michael E Long  
By: Michael E Long

STATE OF Oregon )  
County of Washington ) ss.

This instrument was acknowledged before me on this 30<sup>th</sup> day of September, 2008  
by Michael E Long as of Michael E. Long Inc., on behalf of the

Simone D Jones  
Notary Public for Oregon  
My commission expires: 9/11/11

