

MT 84701-SH



THIS SPAC

2009-004923
Klamath County, Oregon



04/08/2009 03:36:01 PM

Fee: \$31.00

After recording return to:

LOIS A. HERWECK

5608 LAWANDA DRIVE

KLAMATH FALLS, OR 97601

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

LOIS A. HERWECK

5608 LAWANDA DRIVE

KLAMATH FALLS, OR 97601

Escrow No. MT84701-SH

Title No. 0084701

SWD-EM

STATUTORY WARRANTY DEED

JANICE LEE FISHER, WHO ACQUIRED TITLE AS JANICE BRUNNER and JANEL M. RASH, WHO ACQUIRED TITLE AS JANEL BRUNNER, as tenants in common, Grantor(s) hereby convey and warrant to LOIS A. HERWECK and EDWARD J. GUY, as tenants by the entirety, 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 South 120 feet of Lot 15 in Block 28 of HOT SPRINGS ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk, Klamath County, 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:

The true and actual consideration for this conveyance is **\$37,500.00**.

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.

3/1/09

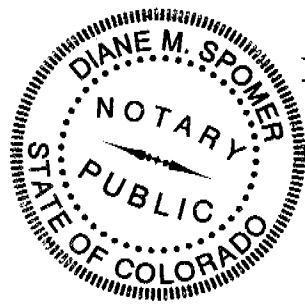
Dated this 3 day of April, 2009

Janice Lee Fisher
JANICE LEE FISHER

JANEL M. RASH

State of ~~Oregon~~ Colorado
County of ~~KLAMATH~~ Chaffee

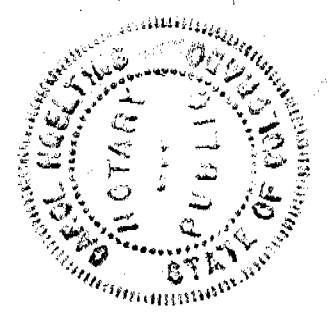
This instrument was acknowledged before me on April 3, 2009 by JANICE LEE FISHER and ~~JANEL M. RASH.~~



Diane M Spomer
(Notary Public for ~~Oregon~~) Colorado

My commission expires _____ MY COMMISSION EXPIRES 9/5/2011

Dated this 6 day of April, 2009



JANICE LEE FISHER
JANEL M. RASH

State of ~~Oregon~~ Colorado
County of ~~KLAMATH~~ Broomfield

This instrument was acknowledged before me on April 6, 2009 by ~~JANICE LEE FISHER~~ ^{et al.} and JANEL M. RASH.

Carol Heeltens
(Notary Public for ~~Oregon~~ Colorado et al)

My commission expires 6-7-12