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05/08/2009 03:43:44 PM

Fee: \$21.00

Until a change is requested, all tax statements shall be sent to the following
Terry M. P. McGrath and
Firouzeh M. A. Naraghi
6025 S.W. Glenbrook Road
Beaverton, Oregon 97007

After recording mail documents to:
Terry M. P. McGrath and
Firouzeh M. A. Naraghi
6025 S.W. Glenbrook Road
Beaverton, Oregon 97007

STATUTORY WARRANTY DEED
(Oregon--Statutory Warranty Deed)

1st 2009

I (We), **Terry M. P. McGrath**, an individual (hereinafter as "Grantor"), hereby convey and warrant to **Terry M. P. McGrath and Firouzeh M. A. Naraghi, husband and wife, as tenants by the entirety** (hereinafter as "Grantee"), the following described real property, free of encumbrances except as specifically set forth herein:

The East 40 feet of Lots 5 and 6, Block 56, LAKEVIEW ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, and State of Oregon. [CODE 1 MAP 3809-29AB, TAX LOT #2500].

Subject to and excepting:

Covenants, conditions, restrictions and easements of record. Assessments of the applicable homeowners association, if any.

The true and actual consideration paid for this conveyance is: Other property or value was either part or the whole consideration [Consideration other than cash]. (Pursuant to ORS 93.030). In construing this deed, where the context so requires, the singular shall include the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED HEREIN 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

IN WITNESS WHEREOF, the undersigned Grantor has executed this Statutory Warranty Deed at Portland, Oregon on this 4th day of May, 2009.

GRANTOR(S): **Terry M. P. McGrath**, an individual

/s/

By: Terry M. P. McGrath

STATE OF OREGON)
) ss.
County of Washington)

On this day before me, the undersigned, a Notary Public in and for the State of Oregon, duly commissioned and sworn, personally appeared **Terry M. P. McGrath**, and certified or upon satisfactory evidence known to be the individual(s) who executed the within foregoing document, and acknowledged this document to be a true and accurate copy and that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned. Given my hand and official seal hereto affixed this 4th day of May, 2009.

By: /s/ MICHAEL R. COAD
Notary Public for Oregon
Residing at: Portland

My commission expires: 1-15-12



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