MTC 85293



After recording return to:

THIS SPACE R

2009-008421 Klamath County, Oregon



06/17/2009 03:22:18 PM

Fee: \$21.00

Richard Snapp
P. O. Box 8222
Medford, OR 97501
Until a change is requested all tax statements shall be sent to the following address:
Richard Snapp
P. O. Box 8222
Medford, OR 97501

Escrow No.

SR115702TI

Title No. SWD

0085293

STATUTORY WARRANTY DEED

Slivkoff

Slivkoff

John J. Silvkoff and Nadia Silvkoff, as tenants by the entirety, Grantor(s) hereby convey and warrant to Richard Snapp and Roseann Snapp, 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:

Lot 30 of DIAMOND PEAKS, TRACT NO. 1355, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

2407-007D0-08700-000

887017 051

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 \$59,999.00.

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 10 day of 100 day of 100

Nadia Silykoff Slivkoff

State of Oregon

County of DESCHUTES

This instrument was acknowledged before me on

Slivkoff Slivkoff, 2009 by John J. Blivkoff and Nadia Slivkoff.

(Notary Public for Oregon)

My commission expires 131510

OFFICIAL SEAL TERESA M IVES NOTARY PUBLIC-OREGON COMMISSION NO. 400138 MY COMMISSION EXPIRES DEC. 5, 2009

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