

NOTE 86547-DS

THIS SPACE R

2009-015795

Klamath County, Oregon



12/16/2009 11:37:24 AM

Fee: \$37.00

After recording return to:
JUNIOR LEE JACKSON
375 Mesa Road
NIPOMO, CA 93444

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

JUNIOR LEE JACKSON
375 Mesa Road
NIPOMO, CA 93444

Escrow No. MT86547-DS
Title No. 0086547
SWD

STATUTORY WARRANTY DEED

ANTHONY S. WHITLATCH and MELODY H. WHITLATCH, as tenants by the entirety, Grantor(s) hereby convey and warrant to JUNIOR LEE JACKSON, 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 W1/2 of Lot 8, Block 1 ALTAMONT ACRES, 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 \$90,000.00.

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 15 day of dec 09.

[Signature of Anthony S. Whitlatch]
ANTHONY S. WHITLATCH

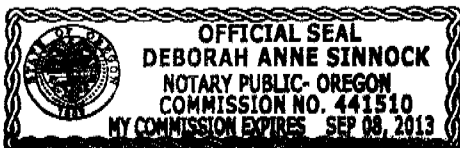
[Signature of Melody H. Whitlatch]
MELODY H. WHITLATCH

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 12-15, 2009 by ANTHONY S. WHITLATCH and MELODY H. WHITLATCH.

[Signature of Notary Public]
(Notary Public for Oregon)

My commission expires 9-8-13



37amt