

NTC 87306-KR

THIS SP

2010-005774

Klamath County, Oregon



00084103201000057740010013

After recording return to:

JULIE MC DONNELL AKA JULIE THOMPSON
3362 JOHNS AVE.
KLAMATH FALLS, OR 97603

05/12/2010 11:43:35 AM

Fee: \$37.00

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

JULIE MC DONNELL AKA JULIE THOMPSON
3362 JOHNS AVE.
KLAMATH FALLS, OR 97603

Escrow No. MT87366-KR

Title No. 0087366

SWD r.012910

STATUTORY WARRANTY DEED

aka JULIE THOMPSON

LAURA LARSEN, Grantor(s) hereby convey and warrant to **JULIE MC DONNELLI**, 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:

A portion of Tract No. 25, ALTAMONT SMALL FARMS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, described as follows:

Beginning at a point in the Northerly boundary of TRACT NO. 25 ALTAMONT SMALL FARMS, said point being 132.0 feet distant Westerly from the Northeasterly corner of said tract and running thence North 88° 46' West along the said Northerly boundary line of said tract 132.0 feet; thence South 9° 11' West 323.2 feet, more or less to a point in the Southerly boundary of said tract; thence South 89° 48' East along the said boundary of the tract 132.0 feet; thence North 0° 11' East 322.0 feet to the point of beginning.

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 **\$5,000.00**.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

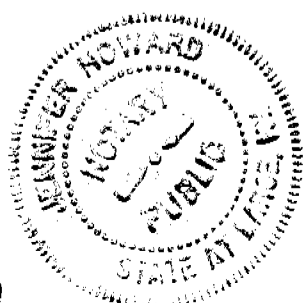
Dated this 26th day of April, 2010

Laura Larsen
LAURA LARSEN

State of KENTUCKY

County of Jefferson

This instrument was acknowledged before me on April 26, 2010 by LAURA LARSEN.



Jennifer Howard
(Notary Public for Kentucky)

Notary Public, State at Large, KY

My commission expires My commission expires Apr 3, 2013

37Amd