



00086085201000074670030033

RECORDING REQUESTED BY:

06/18/2010 03:01:40 PM

Fee: \$47.00

GRANTOR'S NAME:

David Hammonds and Karen Hammonds

GRANTEE'S NAME:

John R. Ketchum and Teresa L. Petznick

SEND TAX STATEMENTS TO:

John R. Ketchum and Teresa L. Petznick not as
tenants in common but with right of survivorship
16945 Highway
Keno, OR 97627

AFTER RECORDING RETURN TO:

John R. Ketchum and Teresa L. Petznick
41642 Lakewoods Drive
Klamath Falls, OR 97506

Escrow No: 470309003999-TTJA02

41642 Lakewoods Drive
Klamath Falls, OR 97506

ATE 67386

SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED – STATUTORY FORM
(INDIVIDUAL or CORPORATION)

David Hammonds and Karen Hammonds Husband and Wife, Grantor, conveys and warrants to
John R. Ketchum and Teresa L. Petznick not as tenants in common but with right of survivorship

Grantee, the following described real property free of encumbrances except as specifically set forth
herein:

See Attached Exhibit "A"

ENCUMBRANCES: Easements, covenants, conditions and restrictions of record

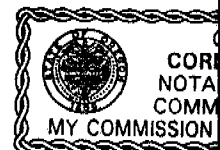
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. THIS INSTRUMENT 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.

The true consideration for this conveyance is \$283,000.00.

Dated June 17, 2010; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

David Hammonds

Karen Hammonds



ATE47

State of OREGON

COUNTY of

Jackson

This instrument was acknowledged before me on

June 17, 2010

of David Hammonds and Karen Hammonds
Cordelia A. Craner

Cordelia A. Craner, Notary Public - State of Oregon

My commission expires: 6-7-13

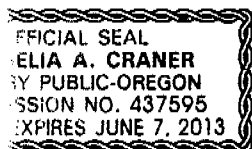
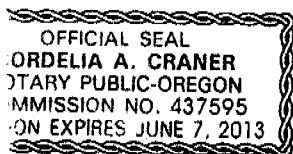
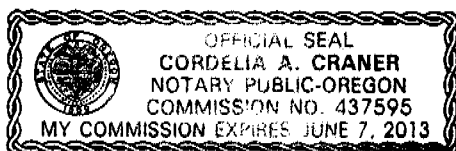


EXHIBIT A

Lot 15, Block 3, Tract No. 1051, LAKEWOODS UNIT NO. 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE: 022 MAP: 3805-005A0 TL: 06300 KEY: 71807