

UTC 89347-MS

THIS SPA

2011-000921

Klamath County, Oregon



After recording return to:

Drew D. McDonald

5230 Sturdivant Avenue

Klamath Falls, OR 97603

01/25/2011 03:22:54 PM

Fee: \$37.00

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

Drew D. McDonald

5230 Sturdivant Avenue

Klamath Falls, OR 97603

Escrow No. MT89347-MS

Title No. 0089347

SWD r.012910

STATUTORY WARRANTY DEED

Dennis S. Davenport and Leslie S. Davenport, as tenants by the entirety, Grantor(s) hereby convey and warrant to Drew D. McDonald and Theresa K. McDonald, 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 57, LAMRON HOMES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH a strip of land 15 feet wide adjacent to and parallel with the South boundary of Lot 57, LAMRON HOMES.

as tenants by the entirety

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 \$164,000.00.

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.

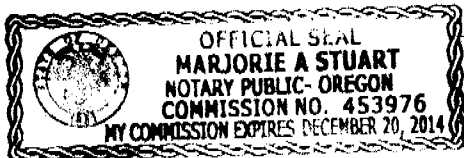
Dated this 25th day of Jan, 2011

Dennis S. Davenport

Leslie S. Davenport

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 1/24, 2011 by Dennis S. Davenport and Leslie S. Davenport.



(Notary Public for Oregon)

My commission expires 12/20/14

37Ahf