

WTC 91678



THIS SPACE

2011-011804
Klamath County, Oregon



10/21/2011 02:34:09 PM

Fee: \$42.00

After recording return to:

David Heather

1290 Cypress Drive

Vista, CA 92084

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

David Heather

1290 Cypress Drive

Vista, CA 92084

Escrow No. AP0796603

Title No. 0796603

SWD r.042611

STATUTORY WARRANTY DEED

Joseph A. Diamond and Ann L. Diamond, as tenants by the entirety

Grantor(s), hereby convey and warrant to

David Heather,

Grantee(s), the following described real property in the County of **Jackson** and State of Oregon free of encumbrances except as specifically set forth herein:

**Lots 14 and 15 in Block 5 of LATAKOMIE SHORES, according to the official plat thereof on file
In the office of the County Clerk of Klamath County, Oregon.**

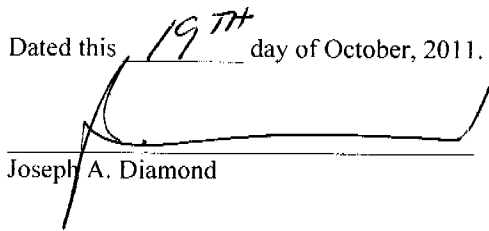
The true and actual consideration for this conveyance is **\$155,000.00**.

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:

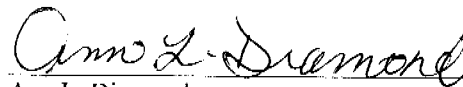
427m

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 19TH day of October, 2011.



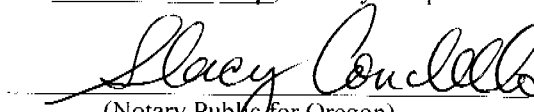
Joseph A. Diamond



Ann L. Diamond

State of Oregon
County of Jackson

This instrument was acknowledged before me on OCTOBER 19, 2011 by Joseph A. Diamond and Ann L. Diamond.



(Notary Public for Oregon)

My commission expires 9/18/2013

