



After recording return to:
IAG 1031 LLC,
1905 Oregon Ave
Klamath Falls, OR 97601

Until a change is requested all tax statements
shall be sent to the following address:
IAG 1031 LLC,
1905 Oregon Ave
Klamath Falls, OR 97601

File No.: 7021-300082 (SAC)
Date: November 20, 2003

THIS SPACE	State of Oregon, County of Klamath
	Recorded 12/10/03 <u>11:17 a</u> m
	Vol M03 Pg <u>90163-64</u>
	Linda Smith, County Clerk
	Fee \$ <u>26⁰⁰</u> # of Pgs <u>2</u>

STATUTORY WARRANTY DEED

Michael Wilcher, Grantor, conveys and warrants to **James C. Marsden and Robin L. Marsden, as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 9 Block 74 Buena Vista Addition to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

THIS INSTRUMENT WILL 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 APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$**"The true consideration for this conveyance is pursuant to an IRC Tax Deferred Exchange on behalf of the Grantee."** (Here comply with requirements of ORS 93.030)


26 F

90164

APN: 755212

Statutory Warranty Deed
- continued

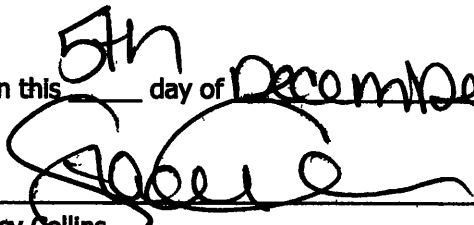
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Michael Wilcher

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 5th day of December, 2003
by **Michael Wilcher**.



Stacy Collins
Notary Public for Oregon
My commission expires: 08-02-07

