

04 MAR 17 PM 11:44

Vol M04 Page 15298

After Recording Return to:
WILLIAM C. FRIDINGER
GRETCHEN M. KNUTSON

1044 Cove Point Road
Klamath Falls, OR 97601

Until a change is requested all tax statements
Shall be sent to the address shown above
Same as above.

*Being recorded in
courtesy.

State of Oregon, County of Klamath
Recorded 03/17/2004 11:44 A m
Vol M04 Pg 15298-99
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

A-580600ma
WARRANTY DEED
(INDIVIDUAL)

JOHN C. GRETLEIN and CATHERINE L. GRETLEIN, as tenants by the entirety, as to an undivided 1/2 interest and WILLIAM C. FRIDINGER and GRETCHEN M. KNUTSON, formerly known as GRETCHEN M. FRIDINGER, with the rights of survivorship, as to an undivided 1/2 interest, herein called Grantors, convey(s) to WILLIAM C. FRIDINGER and GRETCHEN M. KNUTSON, not as tenants in common, but with rights of survivorship, herein called Grantees all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lots 1 and 2, Block 1, REPLAT NO. 1 OF A PORTION OF SUNNYSIDE ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

TOGETHER WITH that portion of vacated 5th Avenue adjacent to Lot 1, adjoining that inured thereto by Ordinance No. 6594, recorded July 6, 1990 in Book M-90 at Page 13366.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$112,000.00

(here comply with the requirements of ORS 93.930) This deed direct to the Grantee by the Grantor is being done at the direction of the Exchange company as part of a §1031 Tax Deferred Exchange by the Grantee.)

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.

Dated 3-15-04

John C. Gretlein

John C. Gretlein

Catherine L. Gretlein

Catherine L. Gretlein

William C. Fridinger

Gretchen M. Knutson

STATE OF Nevada County of Clark ss.

On March 15, 2004, personally appeared the above named
acknowledged the foregoing instrument to be their voluntary act and deed.

John Gretlein and
Catherine Gretlein

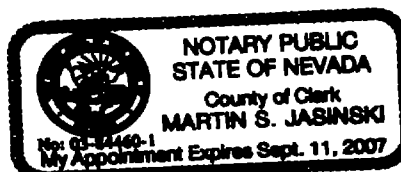
This document is filed at the request of:

Aspen
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00058660

Before me: Martin S. Jasinski
Notary Public for Nevada
My commission expires: Sept 11, 2007

Official Seal



26.00 P

After Recording Return to:
 WILLIAM C. FRIDINGER
 GRETCHEN M. KNUTSON

1692 Cove Point Road
Klamath Falls OR 97601

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 Same as above.

WARRANTY DEED
 (INDIVIDUAL)

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Dated March 15, 2004

 John C. Gretlein

 Catherine L. Gretlein

William C. Fridinger
 William C. Fridinger

Gretchen M. Knutson
 Gretchen M. Knutson

STATE OF Oregon, County of Klamath) ss.

On March 15, 2004, personally appeared the above named William C. Fridinger and and
 acknowledged the foregoing instrument to be their voluntary act and deed. Gretchen M. Knutson

This document is filed at the request of:

Aspen
 TITLE & ESCROW, INC.

525 Main Street
 Klamath Falls, OR 97601
 Order No.: 00058660

Before me: Marlene T. Addington
 Notary Public for Nevada

My commission expires: 3-22-2005

Official Seal

