

NTC-64901 MS

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State of Oregon, County of Klamath  
 Recorded 06/02/2004 3:18 p m  
 Vol M04 Pg 35481  
 Linda Smith, County Clerk  
 Fee \$ 2.00 # of Pgs 1

After recording return to:

JAMES C. MILLER

956 Kings Canyon Drive

Eldorado Hills, CA 95762

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

JAMES C. MILLER

956 Kings Canyon Drive

Eldorado Hills, CA 95762

Escrow No. MT64901-MS

### STATUTORY WARRANTY DEED

**DONALD E. VRADENBURG**, Grantor(s) hereby convey and warrant to **JAMES C. MILLER and ELEANOR M. MILLER**, as tenants by the entirety, 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 503, Block 109, Lot 493 in Block 109 of MILLS 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.**

**Tax Account No: 3809-033AC-10500-000**

**Key No: 479921**

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 **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/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 this 25th day of May, 2004.

DONALD E. VRADENBURG

State of Oregon  
 County of KLAMATH

This instrument was acknowledged before me on May 24, 2004 by DONALD E. VRADENBURG.

(Notary Public for Oregon)



My commission expires 12/20/08

2/00 am