

04 JUN 16 AM 11:01



MT6-64787TA

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State of Oregon, County of Klamath  
Recorded 06/16/2004 11:01a m  
Vol M04 Pg 38683  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

After recording return to:  
The Steven R. Gooding Living Trust, as to an  
undivided 1/2 interest  
5315 Hilldale Street  
Klamath Falls, OR 97603

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

The Steven R. Gooding Living Trust, as to an  
undivided 1/2 interest  
5315 Hilldale Street  
Klamath Falls, OR 97603

Escrow No. MT64787-TA

### SPECIAL WARRANTY DEED

Steven R. Gooding, Trustee of The Steven R. Gooding Living Trust, as to an undivided 1/2 interest and Carole L. Gooding, Trustee of The Carole L. Gooding Trust, as to an undivided 1/2 interest, Grantor(s) hereby grant, bargain, sell, warrant and convey to Carole L. Gooding, Trustee of The Carole L. Gooding Trust, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

Lot 20, Block 18, HILLSIDE 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: 3809-028BB-08500-000

Key No: 187880

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons claiming by, through, or under the grantor except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is ~~\$100,000.00~~ \$1.00

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 14<sup>th</sup> day of June, 2004

The Steven R. Gooding Living Trust, as to an undivided 1/2 interest

BY: Steven R. Gooding, Trustee

The Carole L. Gooding Trust, as to an undivided 1/2 interest

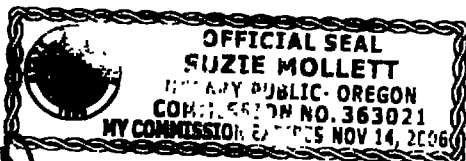
BY: Carole L. Gooding, Trustee

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on June 14, 2004 by Steven R. Gooding, Trustee of The Steven R. Gooding Living Trust and Carole L. Gooding, Trustee of The Carole L. Gooding Trust.

Suzie Mollett  
(Notary Public for Oregon)

My commission expires 11/14/2006



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bim