

04 AUG 11 PM 3:02



MT6 - 653 20KR

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State of Oregon, County of Klamath
Recorded 08/11/04 3:02 p m
Vol M04 Pg 52719
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
KUHLMAN BUILDERS, INC., an Oregon
Corporation
1124 Sunset Beach Road
Klamath Falls, OR 97601

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

KUHLMAN BUILDERS, INC., an Oregon
Corporation
1124 Sunset Beach Road
Klamath Falls, OR 97601

Escrow No. MT65320-KR

STATUTORY WARRANTY DEED

FOOTHILLS PINNACLE, LLC., an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to **KUHLMAN BUILDERS, INC., an Oregon Corporation**, 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 56, TRACT 1417, EIGHTH ADDITION TO NORTH HILLS - PHASE 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-036BC-05700-000

Key No: 890219

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 **\$35,000.00**.

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 1st day of June, 2004.

FOOTHILLS PINNACLE, LLC., an Oregon Limited Liability Company

BY: Melvin L. Stewart
Melvin L. Stewart, Member

BY: William C. Ransom
William C. Ransom, Member

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on June 1, 2004 by Melvin L. Stewart and William C. Ransom as Members for FOOTHILLS PINNACLE, LLC., an Oregon Limited Liability Company.



Kristi L. Redd
(Notary Public for Oregon)

My commission expires 11/16/2007

2/00
am