

04 AUG 18 PM 3:25



WTC - 65904SH

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State of Oregon, County of Klamath  
Recorded 08/18/04 3:25 p m  
Vol M04 Pg 54448  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

After recording return to:  
CHRISTOPHER L. ROELOFFS  
10253 MC GUIRE AVE  
Klamath Falls, OR 97603

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

CHRISTOPHER L. ROELOFFS  
10253 MC GUIRE AVE  
Klamath Falls, OR 97603

Escrow No. MT65904-SH

### STATUTORY WARRANTY DEED

**JAMES B. HOLLAND and PAULA S. HOLLAND, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **CHRISTOPHER L. ROELOFFS and AMANDA S. ROELOFFS, 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:

**Unit 10253 (McGUIRE AVENUE), TRACT 1365, FALCON HEIGHTS CONDOMINIUMS STAGE 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

Tax Account No: 3909-03400-80012-000 Key No: 885930

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 **\$115,000.00**.

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 9<sup>th</sup> day of August, 2004

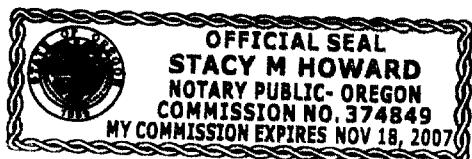
JAMES B. HOLLAND  
JAMES B. HOLLAND

PAULA S. HOLLAND  
PAULA S. HOLLAND

BY: JAMES B. HOLLAND  
JAMES B. HOLLAND, HER ATTORNEY IN FACT

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Aug 9, 2004 by JAMES B. HOLLAND and PAULA S. HOLLAND.



Stacy M. Howard  
(Notary Public for Oregon)

My commission expires 11/18/2007

2/00 am