

04 AUG 30 PM 3:29



MTL - 66355 SM

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State of Oregon, County of Klamath

Recorded 08/30/04 3:29 P m

THIS SPACE RES. Vol M04 Pg 57534

Linda Smith, County Clerk

Fee \$ 21 # of Pgs 1

After recording return to:

JAMES A. WINTER

11753 Mountain View Rd.  
Tracy, CA 95376

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

JAMES A. WINTER

11753 Mountain View Rd.  
Tracy, CA 95376

Escrow No. MT66355-SM

### STATUTORY WARRANTY DEED

**KRISTINE M. BROOKS**, Grantor(s) hereby convey and warrant to **JAMES A. WINTER and KUM HUI WINTER, 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 1, Block 1 of Tract No. 1088, FERNDAL**, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

**Tax Account No: 3909-014AA-00200-000**

**Key No: 569218**

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 23 day of August, 04.

Kristine M Brooks  
KRISTINE M. BROOKS

State of Oregon  
County of Marion

This instrument was acknowledged before me on August 23, 2004 by KRISTINE M. BROOKS.



Christine Brinton  
(Notary Public for Oregon)

My commission expires 7/31/05

2/10 am