



State of Oregon, County of Klamath  
Recorded 09/01/04 12:02 p.m.  
Vol M04 Pg 58511-12  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

After recording return to:  
John E. Monfore and Courtenay C.  
Monfore

PO Box 404  
K Falls, OR 97601

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

John E. Monfore and Courtenay C.  
Monfore

SAME

File No.: 7021-444175 (SAC)

Date: August 27, 2004

### STATUTORY WARRANTY DEED

**Nash Construction, LLC, an Oregon limited liability company, Grantor, conveys and warrants to John E. Monfore and Courtenay C. Monfore as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

**Lot 27 Tract 1400-Regency Estates-Phase 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$28,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 31 day of August, 2004.

58512

APN: 890294

Statutory Warranty Deed  
- continued

File No.: 7021-444175 (SAC)  
Date: 08/27/2004

Nash Construction, LLC, an Oregon limited  
liability company

William D. Nash

By: William Nash, Managing Member

STATE OF OREGON )  
County of CLATSOP ) ss.

This instrument was acknowledged before me on this 31 day of Aug, 2004  
by William Nash as Managing Member of Nash Construction, LLC, an Oregon limited liability company, on  
behalf of the .

Stacy Collins  
Notary Public for  
My commission expires: 8/2007

