

MTC - 67454 MS

Vol M04 Page 80905

State of Oregon, County of Klamath  
 Recorded 11/23/04 3:21 p m  
 Vol M04 Pg 80905-986  
 Linda Smith, County Clerk  
 Fee \$ 26.00 # of Pgs 2

THIS SPACE RESERVED

After recording return to:

Richard J. Price  
 2629 Kane Street  
 Klamath Falls, OR 97603

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

Richard J. Price  
 2629 Kane Street  
 Klamath Falls, OR 97603

Escrow No. MT67454-MS

### STATUTORY WARRANTY DEED

**Louise A. Holst**, Grantor(s) hereby convey and warrant to **Richard J. Price and Laurel D. Price, 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:

#### SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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 **\$119,000.00**.

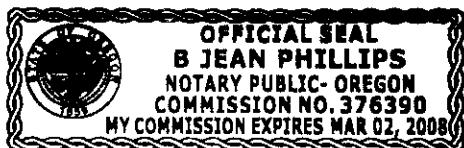
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 22 day of November 2004

Louise A. Holst  
 Louise A. Holst

State of Oregon  
 County of KLAMATH

This instrument was acknowledged before me on 11-22, 2004 by Louise A. Holst.



*B. Jean Phillips*  
 (Notary Public for Oregon)  
 My commission expires 3-2-08

260 am

**80906**

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

A portion of Lot 16 of BAILEY TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as follows:

Beginning at the Northwest corner of said Lot 16; thence North 89° 52' East along the Northerly line of said Lot a distance of 154.275 feet; thence in a Southerly direction on a line which is parallel with the West line of said Lot a distance of 66.5 feet; thence Westerly along a line which is parallel with the North line of said Lot a distance of 154.275 feet to the West line of said Lot; thence Northerly along the said West line of said lot a distance of 66.5 feet to the point of beginning.

Tax Account No: 3909-002DC-02500-000

Key No: 522553

*Unofficial  
copy*