

05 JAN 31 AM 11:13



MTZ-67809 SM  
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State of Oregon, County of Klamath  
Recorded 01/31/05 11:13a m  
Vol M05 Pg 06677-79  
Linda Smith, County Clerk  
Fee \$ 3.00 # of Pgs 3

After recording return to:

COLLEEN O'DUANE

P.O. BOX 7949

KLAMATH FALLS, OR 97602

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

COLLEEN O'DUANE

P.O. BOX 7949

KLAMATH FALLS, OR 97602

Escrow No. MT67809-SM

### STATUTORY WARRANTY DEED

**GAIL SANDRA CAVELLINI AND TONY WINTON, as tenants in common, each to an undivided 1/3 interest** Grantor(s) hereby convey and warrant to **COLLEEN O'DUANE and JERALD J. KNODEL, 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 20 in Block 8 of SOUTH CHILOQUIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**Tax Account No: 3507-003AB-06200-000**

**Key No: 221539**

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 **\$16,500.00**.

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 20 day of December, 2004.

  
GAIL SANDRA CAVELLINI

  
TONY WINTON

State of \_\_\_\_\_  
County of \_\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_, 2004 by GAIL SANDRA CAVELLINI, TONY WINTON.

\_\_\_\_\_  
(Notary Public)

My commission expires see attached  
Certificate

3/00  
\*m

State of California  
County of Sonoma

On December 20<sup>th</sup> 2004 before me, Melissa Keller/Notary Public,  
DATE NAME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"  
personally appeared Gail Sandra Cavelluni & Tony Winton,  
NAME(S) OF SIGNER(S)

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Melissa Keller  
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

- ☐ INDIVIDUAL  
☐ CORPORATE OFFICER

TITLE(S)

- ☒ PARTNER(S) ☐ LIMITED  
☐ GENERAL  
☐ ATTORNEY-IN-FACT  
☐ TRUSTEE(S)  
☐ GUARDIAN/CONSERVATOR  
☐ OTHER: \_\_\_\_\_

SIGNER IS REPRESENTING:  
NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

Statutory Warranty Deed  
TITLE OR TYPE OF DOCUMENT

1 page  
NUMBER OF PAGES

December 20<sup>th</sup> 2004  
DATE OF DOCUMENT

N/A  
SIGNER(S) OTHER THAN NAMED ABOVE

THIS SPACE RESERVED FOR RECORDER'S USE

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COLLEEN O'DUANE

P.O. BOX 7949

KLAMATH FALLS, OR 97602

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The following address:

COLLEEN O'DUANE

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KLAMATH FALLS, OR 97602

Escrow No. MT67809-SM

### STATUTORY WARRANTY DEED

**MARIA WINTON, as to an undivided 1/3 interest, Grantor(s) hereby convey and warrant to COLLEEN O'DUANE and JERALD J. KNODEL, 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:**

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**Tax Account No: 3507-003AB-06200-000**

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Dated this 10 day of January, 2005.

Maria Winton  
MARIA WINTON



State of Sweden

County of Linköping

This instrument was acknowledged before me on 10 jan, 2005 by MARIA WINTON.

(Notary Public)

My commission expires \_\_\_\_\_

**I hereby certify that Maria Winton personally in my presence has signed this document.**

**Linköping, 2005-01-10**

Curt Benckert  
**Notary Public in Linköping, Sweden**

**Jur.kand. Curt Benckert**  
**Notarius Publicus**  
**Tel. 013-10 33 99**

50071  
AKT \_\_\_\_\_

2005-01-10

