

05 FEB 9 PM 3:29

mtc - 68248 LW



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State of Oregon, County of Klamath
Recorded 02/09/05 3:29 p m
Vol M05 Pg 09298
Linda Smith, County Clerk
Fee \$ 2.00 # of Pgs 1

After recording return to:
DONALD S. ANDREWS
1340 ADDISON
Klamath Falls, OR 97601

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

DONALD S. ANDREWS
1340 ADDISON
Klamath Falls, OR 97601

Escrow No. MT68248-LW

STATUTORY WARRANTY DEED

PAUL G. ROA and TAHIRIH L. ROA, as tenants by the entirety, Grantor(s) hereby convey and warrant to **DONALD S. ANDREWS**, 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 230, RUNNING Y RESORT, PHASE 3, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-009A-09200-000

Key No: 882931

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 **\$79,900.00**.

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 28 day of January, 2005.

Paul G. Roa
PAUL G. ROA

Tahirih L. Roa
TAHIRIH L. ROA

STATE OF CALIFORNIA

COUNTY OF Contra Costa^{SS.}

On January 28, 2005 before me, Kurt Rudolf Engel personally appeared PAUL G. ROA and TAHIRIH L. ROA 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 THEY executed the same in their authorized capacity(ies), and that by their signatures(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.

Signature Kurt Rudolf Engel



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