

05 MAR 14 PM 10:52

MTT-68663 PS



Vol M05 Page 16608

State of Oregon, County of Klamath
Recorded 03/14/2005 10:52am
Vol M05 Pg 16608-09
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

After recording return to:

DANIEL G. KNIEFEL & NANCY A. KNIEFEL
15 COBBLESTONE CT.
NAPA, CA 94558

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

DANIEL G. KNIEFEL & NANCY A. KNIEFEL
15 COBBLESTONE CT.
NAPA, CA 94558

Escrow No. MT68663-PS

STATUTORY WARRANTY DEED

PARADISE HILL DEVELOPMENT, LLC, an Oregon limited liability company, Grantor(s) hereby convey and warrant to **DANIEL G. KNIEFEL and NANCY A. KNIEFEL, husband and wife**, 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:

Parcel 2, Land Partition 41-03, a replat of Lot 1 of Tract 1374 - GRAY ROCK PHASE 1, situated in NW1/4 NW1/4 and NE1/4 NW1/4 of Section 6, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH an easement for ingress, egress and utilities as created by instrument recorded August 9, 2004 in Volume M04, page 52076, Microfilm Records of Klamath County, Oregon.

Tax Account No: 3809-006B0-00201-000

Key No: 89030

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 **\$149,000.00**.

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 9th day of March, 2005.

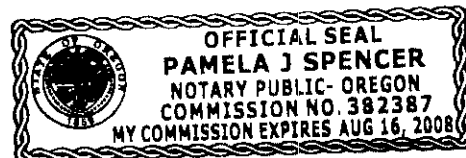
PARADISE HILL DEVELOPMENT, L.L.C.

BY: 

L. FRANK GOODSON, MEMBER

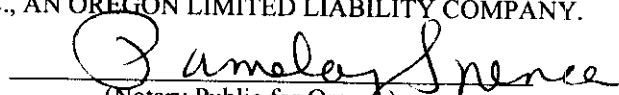
BY: 

MARK R. WENDT, MEMBER



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on March 9, 2005 by L. FRANK GOODSON, AS MEMBER OF PARADISE HILL DEVELOPMENT, L.L.C., AN OREGON LIMITED LIABILITY COMPANY.


(Notary Public for Oregon)

My commission expires 8/16/2008

2600
4m

STATE OF OREGON
COUNTY OF KLAMATH

16609

This instrument was acknowledged before me on March 9, 2005, by
Mark R. Wendt, as Member of PARADISE HILL DEVELOPMENT, L.L.C., an Oregon
limited liability company.

Pamela J Spencer

Notary Public for Oregon

My commission expires: 8/16/2008

