

05 APR 5 PM 3:16

MTZ-68734TM

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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

MATTHEW D. WALTER
18150 SPRAGUE RIVER ROAD
CHILOQUIN, OR 97624

State of Oregon, County of Klamath
Recorded 04/05/2005 3:16 Pm
Vol M05 Pg 23364
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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

MATTHEW D. WALTER
18150 SPRAGUE RIVER ROAD
CHILOQUIN, OR 97624

Escrow No. MT68734-TM

STATUTORY WARRANTY DEED

WESLEY G. GWYN and DEBORAH GWYN, as tenants by the entirety, Grantor(s) hereby convey and warrant to **MATTHEW D. WALTER**, 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:

Lots 35 and 36, Block 41, KLAMATH FALLS FOREST ESTATES, HWY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3811-016B0-06100-000
Tax Account No: 3811-016B0-06200-000

Key No: 470662
Key No: 470671


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 **\$10,000.00**.

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 4TH day of APRIL, 2005.


WESLEY G. GWYN


DEBORAH GWYN

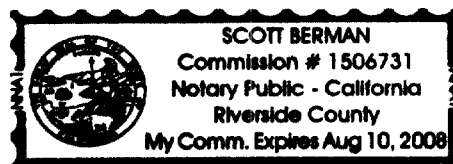
STATE OF CALIFORNIA

COUNTY OF Riverside ss.

On April 4, 2005 before me, Scott Berman, Notary Public personally appeared WESLEY G. GWYN and DEBORAH GWYN ~~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 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.

Signature Scott Berman



2/10/05