

05 APR 11 PM 3:32

mtc-1396-68563m

Vol M05 Page 24946



State of Oregon, County of Klamath
Recorded 04/11/2005 3:32 p m
Vol M05 Pg 24946
Linda Smith, County Clerk
THIS SPACE RESERVE Fee \$ 21.00 # of Pgs 1

After recording return to:
JAMES P. REDD AND SHARON E. REDD
REVOCABLE TRUST

PO BOX 6433
Eureka, CA 95502

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

JAMES P. REDD AND SHARON E. REDD
REVOCABLE TRUST

PO BOX 6433
Eureka, CA 95502

Escrow No. MT68563-TM

STATUTORY WARRANTY DEED

CINDY REDD, Grantor(s) hereby convey and warrant to **JAMES P. REDD AND SHARON E. REDD, TRUSTEES OF THE JAMES P. REDD AND SHARON E. REDD, REVOCABLE TRUST OF 1995 AS TO AN UNDIVIDED 95% INTEREST AND CINDY REDD AS TO AN UNDIVIDED 5% INTEREST.**, 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:

The East 75 feet of Block 13, ST. FRANCIS PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002CC-01200-000

Key No: 520181

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:

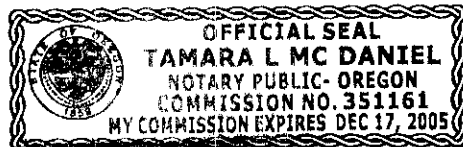
SUBJECT TO: TRUST DEED DATED JULY 2, 2004 AND RECORDED JULY 9, 2004, IN VOLUME M04, PAGE 44995, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, IN FAVOR OF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) AS NOMINEE FOR GATEWAY BUSINESS BANK, DBA MISSION HILLS MORTGAGE BANKERS, A CALIFORNIA CORPORATION AS BENEFICIARY. THE ABOVE NAMED GRANTEEES HEREBY AGREE TO ASSUME AND PAY IN FULL THE TRUST DEED DESCRIBED HEREIN.

The true and actual consideration for this conveyance is **in Compliance with an IRC 1031 Tax Deferred Exchange on behalf of the Grantee.**

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 March 2005

Cindy Redd
CINDY REDD



State of Oregon
County of KLAMATH

This instrument was acknowledged before me on March 22, 2005 by CINDY REDD

Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/05

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

2100 PM