

05 APR 13 PM 3:27

MT- 68591 MS

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State of Oregon, County of Klamath  
Recorded 04/13/2005 3:27 p m  
Vol M05 Pg 25675  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

THIS SPACE RESERVE

After recording return to:

Alex W. Fugate

232 Angela Court

Klamath Falls, OR 97601

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

Alex W. Fugate

232 Angela Court

Klamath Falls, OR 97601

Escrow No. MT68591-MS

### STATUTORY WARRANTY DEED

**Monti's Construction, Inc., an Oregon Corporation**, Grantor(s) hereby convey and warrant to **Alex W. Fugate and Sandra L. Fugate, 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 25 of OLD FORT ESTATES, TRACT 1327, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-028DC-14700-000

Key No: 884754

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 **\$229,900.00**.

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 11<sup>th</sup> day of April, 2005

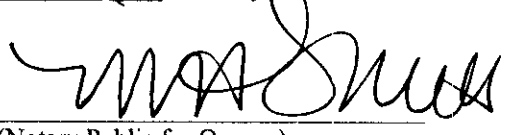
Monti's Construction, Inc.

BY:   
Martin I. Monti, President

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 4/11, 2005 by Martin I. Monti as President of Monti's Construction, Inc., an Oregon Corporation.



  
(Notary Public for Oregon)

My commission expires 12/20/06

2/00 am