

05 JUN 24 PM 3:42

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After recording return to:  
Catherine A. Gelder  
4400 Horseshoe Way  
Rocky Point, OR 97601

Until a change is requested all tax statements  
shall be sent to the following address:  
Catherine A. Gelder  
4400 Horseshoe Way  
Rocky Point, OR 97601

File No.: 7021-612102 (SAC)  
Date: June 21, 2005

THIS SP. State of Oregon, County of Klamath  
Recorded 06/24/05 3:42 p m  
Vol M05 Pg 48129-30  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

### STATUTORY WARRANTY DEED

**Audrey Lund**, Grantor, conveys and warrants to **Catherine A. Gelder**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 2 in Block 5 of Mountain Lake Homesites, Tract 1017, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.**

**This property is free from liens and encumbrances, EXCEPT:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

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.

The true consideration for this conveyance is **\$37,500.00**. (Here comply with requirements of ORS 93.030)

Dated this 24 day of June, 20 05

205

48130

APN: **R318105**

Statutory Warranty Deed  
- continued

File No.: **7021-612102 (SAC)**  
Date: **06/21/2005**

Audrey M Lund  
Audrey Lund

STATE OF Oregon )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_, 2005  
by **Audrey Lund**.

Stacy Collins  
Notary Public for Oregon  
My commission expires: 8/2007

