

05 JUL 14 AM 11:50

State of Oregon, County of Klamath
Recorded 07/14/05 11:50a m
Vol M05 Pg 53939
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:
WESTERN TITLE & ESCROW COMPANY
16455 WILLIAM FOSS ROAD
LA PINE, OR 97739

Until a change is requested all tax statements
shall be sent to the following address:
JAMES C. & ELEANOR M. MILLER
956 KINGS CANYON DRIVE
EL DORADO HILLS, CA 95762

WARRANTY DEED -- STATUTORY FORM

lot 554046
GARY STRECKER and BRANDON J. STRECKER, not as tenants in common, but
with the right of survivorship, Grantor,
conveys and warrants to

JAMES C. MILLER and ELEANOR M. MILLER, as tenants by the entirety, Grantee,
the following described real property, free of encumbrances except as
specifically set forth herein, to wit:

Lot 29 Block 4 of Sun Forest Estates, Tract 1040, according to the
official plat thereof on file in the office of the County Clerk of
Klamath County, Oregon.

Tax Account No(s): 140038 CODE-248
Map/Tax Lot No(s): 2310-36B-14000

This property is free from encumbrances, EXCEPT: All those items of record, if
any, as of the date of this deed, including any real property taxes due, but
not yet payable.

The true consideration for this conveyance is \$157,500.00 which is paid
by an Accomodator as part of an IRC 1031 exchange.
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 13 day of July, 2005.

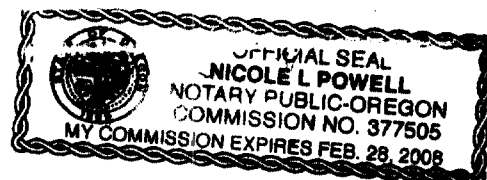
Gary Strecker
GARY STRECKER

Brandon J. Strecker
BRANDON J. STRECKER

STATE OF OREGON, COUNTY OF KLAMATH) SS.

This instrument was acknowledged before me on July 13, 2005 by GARY STRECKER
and BRANDON J. STRECKER.

Nicole J. Powell
(Notary Public for Oregon)
My commission expires 2/28/08



TITLE NO. 14-0020005
ESCROW NO. 14-0020005

21F