

05 JUL 14 PM 3:12

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After recording return to:
Hilary L. Greb
4463 Avalon Place
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Hilary L. Greb
4463 Avalon Place
Klamath Falls, OR 97603

File No.: 7021-594697 (SAC)
Date: July 06, 2005

State of Oregon, County of Klamath
Recorded 07/14/05 3:12 p m
Vol M05 Pg 54193-95
Linda Smith, County Clerk
Fee \$ 31⁰⁰ # of Pgs 3

STATUTORY WARRANTY DEED

Randy E. Rose and Corine L. Rose, Grantor, conveys and warrants to **Hilary L. Greb**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The North 60 feet of Lot 117, First Addition to the Casitas, 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. The Taxes, a lien not yet payable..
2. 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 **\$83,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 12 day of July, 2005

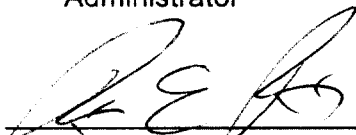
31F

APN: 544584

Statutory Warranty Deed
- continuedFile No.: 7021-594697 (SAC)
Date: 07/06/2005

American Exchange Services, Inc., on behalf
of Randy E. Rose and Corine J. Rose

By: Cindi Poling, Sr. Exchange
Administrator



By: READ & APPROVED BY: Randy E.
Rose, Exchanger



By: READ & APPROVED BY: Corine J.
Rose, Exchanger

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this _____ day of _____, 20____
by **American Exchange Services, Inc.**

Notary Public for Oregon
My commission expires:

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Stanislaus

} ss.

On July 12, 2005 before me, Michelle M. Gallagher, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
 personally appeared Randy E and Corine E. Rose (exchangers)
Name(s) of Signer(s)

- ☐ personally known to me
☒ 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 he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/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

Michelle M. Gallagher
 Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Statutory Warranty Deed

Document Date: July 12, 2005 Number of Pages: 2

Signer(s) Other Than Named Above: American Exchange - Card Poling

Capacity(ies) Claimed by Signer

Signer's Name: Randy E and Corine E. Rose

- ☒ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing Selves

RIGHT THUMBPRINT
 OF SIGNER
 Top of thumb here