

mtc- 70690 st



State Of Oregon, County Of Klamath
M05-61210
8/4/2005 11:11:16 AM
Of Pages 1 Fee: \$21.00

After recording return to:
Robert J. Foltyn
5110 ALVA AVENUE
Klamath Falls, OR 97603

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

Robert J. Foltyn
5110 ALVA AVENUE
Klamath Falls, OR 97603

Escrow No. MT70690-SH
Title No. 0070690

SWED

STATUTORY WARRANTY DEED

James W. Pope, Grantor(s) hereby convey and warrant to Robert J. Foltyn and Kathryn L. Foltyn, 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:

Tract 69, YALTA GARDENS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-002AB-04000-000 Key No: 512396

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 \$215,000.00.

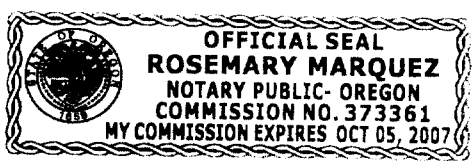
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Dated this 28 day of July, 05.

James W. Pope

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on July 28, 2005 by James W. Pope.



Rosemary Marquez
(Notary Public for Oregon)
My commission expires October 5, 2007

2/10 am