



MT- 71067 MS

State Of Oregon, County Of Klamath

M05-61740

08/11/2005 02:32:06 PM

Of Pages 1 Fee: \$21.00

THIS INSTRUMENT

After recording return to:

KGB International, Inc., a California Corporation

11717 Kestrel

Klamath Falls, OR 97601

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

KGB International, Inc.. a California Corporation

11717 Kestrel

Klamath Falls, OR 97601

Escrow No. MT71067-MS

Title No. 0071067

SWD

STATUTORY WARRANTY DEED

Brian Roberson and Glenda Roberson, as tenants by the entirety, Grantor(s) hereby convey and warrant to **KGB International, Inc., a California Corporation**, 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:

Lots 1, 2, 3, 4, 5 and 6, Block 24, CHELSEA ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER WITH that portion of vacated Quarry Street adjacent thereto.

Tax Account No: 3809-019AD-06600-000

Key No: 434131

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 **\$51,000.00**.

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 8th day of Aug, 2005

Brian Roberson
Brian Roberson

Glenda Roberson
Glenda Roberson

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on 8th, 2005 by Brian Roberson and Glenda Roberson.



(Signature)
(Notary Public for Oregon)

My commission expires 12/20/06

2/10