

MT- 69374 KR



**M05-63490**

Klamath County, Oregon

09/02/2005 03:00:48 PM

Pages 1 Fee: \$21.00

After recording return to:

EDWIN K. VIEIRA

32611 Sprague River Hwy  
Beatty, OR 97621

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

EDWIN K. VIEIRA

32611 Sprague River Hwy  
Beatty, OR 97621

Escrow No. MT69374-KR

### STATUTORY WARRANTY DEED

**ROBERT W. HOFFMAN**, Grantor(s) hereby convey and warrant to **EDWIN KENNETH VIEIRA, Trustee of the Edwin K. Vieira Trust dated September 28, 1987**, 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:

That portion of the NE1/4 of Section 22, Township 36 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, lying Northeasterly of the centerline of the Sprague River Highway, as created by and approved in PLA 15-05.

Tax Account No: 3611-00000-03000-000

Key No: 336513

\*The intent of the Grantor and Grantee named above is to combine this property with Tax Account No. 3611-02300-00300-000 per Klamath County PLA #15-05.

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 **PURSUANT TO AN IRC 1031 TAX DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

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 6<sup>th</sup> day of July, 2005.

x Robert W. Hoffman  
ROBERT W. HOFFMAN

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on July 6, 2005 by ROBERT W. HOFFMAN.

Kristi L. Redd  
(Notary Public for Oregon)

My commission expires 11/16/2007



2/00