

MTT-71203MS



M05-64706

Klamath County, Oregon

09/20/2005 03:26:31 PM

Pages 1 Fee: \$21.00

After recording return to:

Merlin Nunes

403 Folsom Dr.

VACAVILLE, CA 95687

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

Merlin Nunes

403 Folsom Dr.

VACAVILLE, CA 95687

Escrow No. MT71203-MS

Title No. 0071203

SWD

STATUTORY WARRANTY DEED

Stephen R. Holmes and Ruby N. Holmes, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Merlin Nunes**, 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:

Lot 1 in Block 209 of MILLS SECOND 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.

Tax Account No: 3809-033DC-06400-000

Key No: 632186

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.

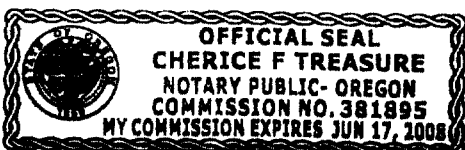
Dated this 19 day of September, 2005.

BY: Stephen R. Holmes by Roy W. Holmes his attorney in fact
Stephen R. Holmes, by Roy W. Holmes, his attorney in fact

BY: Ruby N. Holmes by Roy W. Holmes her attorney in fact
Ruby N. Holmes, by Roy W. Holmes, her attorney in fact

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 19, 2005 by Roy W. Holmes, as attorney in fact for Stephen R. Holmes and Ruby N. Holmes.



Cherice F. Treasure
(Notary Public for Oregon)

My commission expires 6/17/2008

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