

MT-71932 TM



**M05-66522**

Klamath County, Oregon

10/13/2005 03:13:52 PM

Pages 2 Fee: \$26.00

After recording return to:

Gary E. Daniels

5453 Glenridge Way

Klamath Falls, OR 97603

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

Gary E. Daniels

5453 Glenridge Way

Klamath Falls, OR 97603

Escrow No. MT71932-TM

Title No. 0071932

SW1

### STATUTORY WARRANTY DEED

**John E. Giller and Brenda L. Giller, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **Gary E. Daniels and Melissa K. Daniels, 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:

### LEGAL DESCRIPTION

The West 130 feet of Lot 1, Block 3, BEVERLY HEIGHTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, TOGETHER WITH a portion of Tract 20, ENTERPRISE TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point at the Northwest corner of Tract 20 Enterprise Tracts of Klamath County; thence Southerly 30 feet along the West boundary line of said tract to the fence; thence Easterly along said fence line a distance of 164.2 feet more or less parallel to the Northern boundary line of said tract; thence Northerly a distance of 30 feet parallel to the Western boundary of said tract to a pin on the North boundary line of said tract; thence Westerly along the North boundary line 164.2 feet to the point of beginning.

Tax Account No: 3809-034AB-02000-000

Key No: 442694

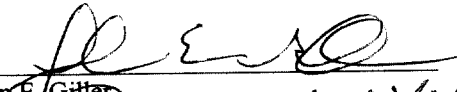

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$230,000.00**.

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.

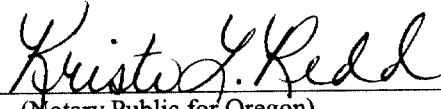
26.0

Dated this 12<sup>th</sup> day of October, 2005

  
\_\_\_\_\_  
John E. Giller  
  
\_\_\_\_\_  
Brenda L. Giller

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on Oct. 12, 2005 by ~~Brenda L. Giller by Power of Attorney for~~ John  
E. Giller and Brenda L. Giller, ~~as an individual~~

  
\_\_\_\_\_  
(Notary Public for Oregon)

My commission expires 11/16/2007

