

mtc - 72468 MS



M05-71098

Klamath County, Oregon

12/14/2005 02:51:16 PM

Pages 1 Fee: \$21.00

After recording return to:

Anthony J. Halda

245 Pacific Terrace

Klamath Falls, OR 97601

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

Anthony J. Halda

245 Pacific Terrace

Klamath Falls, OR 97601

Escrow No. MT72468-MS

Title No. 0072468

S&W

STATUTORY WARRANTY DEED

James E. Holmes and Betty S. Holmes, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Anthony J. Halda and Shannan A. Halda, 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:

Lot 9 in Block 43 of HOT SPRINGS 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: 3809-028CD-02800-000


Key No: 373982

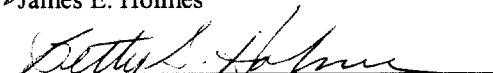
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$175,000.00**.

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 12th day of December, 2005.

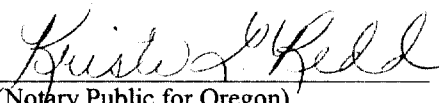

James E. Holmes


Betty S. Holmes

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on December 12, 2005 by James E. Holmes and Betty S. Holmes.




(Notary Public for Oregon)

My commission expires 11/16/2007

21.0