

MT72532 MS

THIS SPACE RESERVED FOR RECORDER'S USE



M06-00682

Klamath County, Oregon

01/12/2006 02:53:22 PM

Pages 1 Fee: \$21.00

After recording return to:

Kenneth G. Holmes

13110 Swan Lake Rd.

Klamath Falls, OR 97603

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

Kenneth G. Holmes

13110 Swan Lake Rd.

Klamath Falls, OR 97603

Escrow No. MT72532-MS

Title No. 0072532

SWD

### STATUTORY WARRANTY DEED

**Balbina Vargas**, Grantor(s) hereby convey and warrant to **Kenneth G. Holmes and Bethany N. Holmes, 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:

Lots 16 and 17, Block 25, INDUSTRIAL 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: 3809-033AB-05300-000

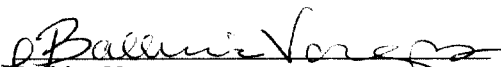
Key No: 418408

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 **\$25,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

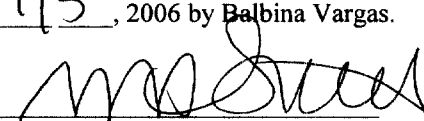
Dated this 5th day of Jan, 2006

  
Balbina Vargas

State of Oregon  
County of KLAMATH

This instrument was acknowledged before me on 1/5, 2006 by Balbina Vargas.



  
(Notary Public for Oregon)

My commission expires 12/20/06

21.00