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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



John & Tara Holmes
 Post Office Box 89
 Jacksonville, Oregon 97530
Grantor's Name and Address
 Holmes Living Trust dtd 05/24/05
 Post Office Box 89
 Jacksonville, Oregon 97530
Grantee's Name and Address

M06-12671

Klamath County, Oregon

06/21/2006 08:28:32 AM

Pages 2 Fee: \$26.00

After recording, return to (Name, Address, Zip):

Martial E. Henault, Esq.
 244 South Grape Street
 Medford, Oregon 97501

Until requested otherwise, send all tax statements to (Name, Address, Zip):

John & Tara Holmes, Trustees
 Post Office Box 89
 Jacksonville, Oregon 97530

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that John C. Holmes and Tara Holmes, as
tenants by the entirety*****
 hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by John C. Holmes & Tara L. Holmes
Trustees, or their successors in trust, under the HOLMES LIVING TRUST, dated May 24, 2005,
and any amendments thereto*****
 hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,
 that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,
 situated in Klamath County, State of Oregon, described as follows, to-wit:

See Exhibit A attached hereto

The liability and obligations of the Grantor to Grantee and Grantee's heirs and assigns under the warranties and covenants contained herein or provided by law shall be limited to the extent of coverage that would be available to Grantor under a standard policy of title insurance. The limitations contained herein expressly do not relieve Grantor of any liability or obligations under this instrument, but merely define the scope, nature, and amount of such liability or obligations.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized
 in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state):
those of record

_____, and that
 grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all
 persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ -0-. ^① However, the
 actual consideration consists of or includes other property or value given or promised which is ☒ the whole ☐ part of the (indicate
 which) consideration. ^① (The sentence between the symbols ^①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural.

In witness whereof, the grantor has executed this instrument on May 23, 2006; if grantor
 is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so
 by order of its board of directors.

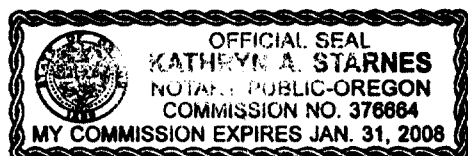
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN
 THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGU-
 LATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON
 ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPRO-
 PRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES
 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
 PRACTICES AS DEFINED IN ORS 30.930.

John C. Holmes

Tara Holmes

STATE OF OREGON, County of Jackson) ss.

This instrument was acknowledged before me on May 23, 2006
 by JOHN C. HOLMES and TARA HOLMES



Notary Public for Oregon

My commission expires Jan 31, 2008

EXHIBIT A

Lots 6 and 7 in Block 3 of MOUNTAIN LAKE HOMESITES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3606-016C0-03300-000 Key No.: 318533

SUBJECT TO:

1. The premises herein described are within and subject to the statutory powers, including the power of assessment and easements of Klamath Lake Timber Fire Patrol.
2. Reservations and restrictions as contained in plat dedication, to wit:
3. "(1) A 20 foot building setback line along the front of all lots and a 15 foot building setback on the street sideline of all corner lots; (2) A 16 foot public utilities easement centered on the back and sidelines of all lots, said easement to provide ingress and egress for the construction and maintenance of said utilities; (3) A 37.50 foot building setback line along State Highway 140 where shown on the annexed map; (4) No direct access to lots from said State Highway except accesses approved or of record; (5) Additional restrictions as provided in recorded protective covenants."
4. Declaration of Protective Covenants, Conditions and Restrictions for Mountain Lakes Homesites, subject to the terms and provisions thereof, recorded December 6, 1972 in Volume M72, page 13970, Microfilm Records of Klamath County, Oregon.
5. Application to Exempt a Manufactured Structure from Registration and Titling, subject to the terms and provisions thereof;
Dated: June 29, 2000
Recorded: July 3, 2000
Volume: M00, page 24401, Microfilm Records of Klamath County, Oregon