

MTC 74320-SH

THIS SPACE RESERV

M06-13032

Klamath County, Oregon

06/26/2006 02:59:10 PM

Pages 1 Fee: \$21.00



After recording return to:

Monty Gene Holloway, JR.

3144 Paramount Street

Klamath Falls, OR 97603

Until a change is requested all

tax statements shall be sent to

The following address:

Monty Gene Holloway, JR.

3144 Paramount Street

Klamath Falls, OR 97603

Escrow No. MT74320-SH

Title No. 0074320

S&V

STATUTORY WARRANTY DEED

Alberto P. Espero and Diana G. Espero, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Monty Gene Holloway, JR. and Dorothy Ann Holloway, 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 19 of TRACT 1343, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3909-012BA-06100-000

Key No: 885802

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 **\$295,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

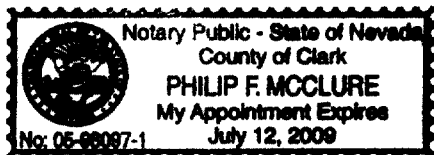
Dated this 15 day of July, 2006

Alberto P. Espero

Diana G. Espero

State of ~~Oregon~~ NEVADA
County of ~~KLAMATH~~ CLARK

This instrument was acknowledged before me on JUNE 15, 2006 by Alberto P. Espero and Diana G. Espero.



(Notary Public for ~~Oregon~~ Nevada)

My commission expires 1-12-2009

21.00