



2006-022231  
Klamath County, Oregon



00008091200600222310010012

11/06/2006 03:29:39 PM

Fee: \$21.00

After recording return to:

MICHAEL EDENHOLM

6575 67TH PL. NE

MARYSVILLE, WA 98270

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

MICHAEL EDENHOLM

6575 67TH PL. NE

MARYSVILLE, WA 98270

Escrow No. MT77493-LW

Title No. 0077493

SWD

MTC 77493 LW

## STATUTORY WARRANTY DEED

**TED N. KLEIN and BEVERLY Y. KLEIN, as tenants by the entirety**, Grantor(s) hereby convey and warrant to **MICHAEL EDENHOLM and TONI EDENHOLM, 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 1, Block 17, SECOND ADDITION TO NIMROD RIVER PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

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 **\$9,000.00**.

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 1st day of November, 2006

Ted N. Klein  
TED N. KLEIN

Beverly Y. Klein  
BEVERLY Y. KLEIN

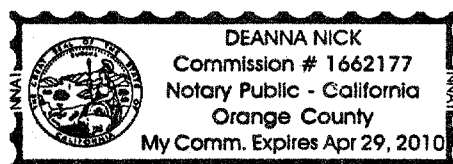
STATE OF CALIFORNIA

COUNTY OF ORANGE SS.

On NOVEMBER 1, 2006 before me, DEANNA NICK, Notary Public personally appeared TED N. KLEIN and BEVERLY Y. KLEIN ~~personally known to me~~ (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that THEY executed the same in their authorized capacity(ies), and that by their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Deanna Nick



25