

THIS SPACE RESE

2007-006811

Klamath County, Oregon



00020118200700068110010014

04/12/2007 03:27:22 PM

Fee: \$21.00



MTC7888-LW

After recording return to:

BUDDY GOLLIHAR

10796 MCGUIRE AVE

KLAMATH FALLS, OR 97603

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

Amerititle-Roseburg collection escrow dept.

P.O. Box 1609

Roseburg, Or 97470

STATUTORY WARRANTY DEED

RAUL H. GARZA, SR., Grantor(s) hereby convey and warrant to **BUDDY GOLLIHAR and JENNIFER GOLLIHAR, 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:

Unit 10796, (MCGUIRE AVENUE), Tract 1336 - FALCON HEIGHTS CONDOMINIUMS - STAGE 1 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 **\$136,000.00**.

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 12 day of April, 07.

RAUL H. GARZA, SR.

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 12, 2007 by RAUL H. GARZA, SR..

(Notary Public for Oregon)

My commission expires 11/20/07

