

MTC 78850-PS

THIS SPACE RESERVED FOR RECORDER'S USE



2007-007681  
Klamath County, Oregon



04/30/2007 11:32:02 AM

Fee: \$26.00

After recording return to:

SHEILA M. ROE

1960 NW WILDFLOWER PLACE

REDMOND, OR 97756

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

SHEILA M. ROE

1960 NW WILDFLOWER PLACE

REDMOND, OR 97756

Escrow No. MT78850-PS

Title No. 0078850

SWD

### STATUTORY WARRANTY DEED

**PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company**, Grantor(s) hereby convey and warrant to **SHEILA M. ROE**, 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 86, Tract 1477 – GRAY ROCK PHASE 6, 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 **\$180,000.00**.

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 25th day of April, 2007.

PARADISE HILL DEVELOPMENT, L.L.C.

BY: 

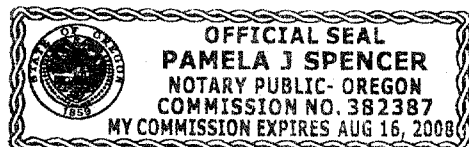
L. FRANK GOODSON, MEMBER

BY: 

MARK R. WENDT, MEMBER

State of Oregon

County of KLAMATH



This instrument was acknowledged before me on April 25, 2007 by L. Frank Goodson, as Member of PARADISE HILL DEVELOPMENT, L.L.C., an Oregon limited liability company..

  
(Notary Public for Oregon)

My commission expires 8/16/2008

26.00

STATE OF OREGON  
COUNTY OF KLAMATH

This instrument was acknowledged before me on April 25, 2007, by  
Mark R. Wendt, as Member of PARADISE HILL DEVELOPMENT, L.L.C., an Oregon  
limited liability company.

Pamela J Spencer

Notary Public for Oregon

My commission expires: 8/16/2008

