

2011-001710

Klamath County, Oregon



00096835201100017100010019

02/15/2011 09:28:35 AM

Fee: \$37.00

Recording Requested By:
Dave Pardun
515 E Carefree Highway, PMB #443
Phoenix, AZ 85085

When Recorded, Return To and Mail Tax
Statements To:
Blake Edward Streng and Katharina Ann Streng
3391 Thornhill Drive
El Dorado Hills, CA 95762

APN R3511-013B0-00400-000

WARRANTY DEED

FOR VALUABLE CONSIDERATION of Nine Hundred Dollars (\$900.00), the receipt and sufficiency of which is hereby acknowledged, **DAVE PARDUN**, as **Grantor**, whose address is 515 E Carefree Highway, PMB #443, Phoenix, AZ 85085, does hereby grant, bargain, sell, convey and warrant to **BLAKE EDWARD STRENG and KATHARINA ANN STRENG, Husband and Wife, as Community Property with Rights of Survivorship**, as **Grantees**, whose address is 3391 Thornhill Drive, El Dorado Hills, CA 95762, all the right, title and interest in that certain real property situated in the County of Klamath, State of Oregon, being located in Section 13, Township 35 South, Range 11 East, W.M., together with all improvements located thereon, described as follows:

Lot 3 of Block 47 of that particular subdivision map entitled "OREGON PINES", recorded on June 30, 1969 at the Klamath County Recorder.

TOGETHER WITH all tenements and appurtenances, including easements for the benefit of said Lot 3 for ingress, egress, overhead and underground utilities, driveway/roadway construction and maintenance, and all applicable easements delineated on the said recorded map, and any water rights for the benefit of said Lot 3 thereto appertaining, and any rents and profits thereof.

FURTHER, said Grantor warrants to said Grantees that there are no liens, encumbrances, disputes, conflicts, omissions, clouds on title, rights/titles/interests by others, judgments/claims/lawsuits or any other items that negatively affect the property and Grantor will forever defend the Grantees against such claims/items should any ever arise.

IN WITNESS WHEREOF, this Warranty Deed was Executed by the Undersigned Owner of Record and said Grantor on this 13th day of December, 2010



Grantor: *Dave Pardun*
Dave Pardun

STATE OF ARIZONA

COUNTY OF MARICOPA

This instrument was acknowledged before me, a Notary Public, on this 13th day of December, 2010

My Commission Expires: 08-14-2013 Notary Public (Print): MANDAKINI PANDYA

Notary Public (Sign): *M. Pandya*