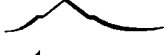


WTC100800

2014-005347
Klamath County, Oregon
05/19/2014 11:15:24 AM
Fee: \$42.00

After recording return to: Order Number: 87141
 Western Title & Escrow 360 SW Bond, Suite 100 Bend, OR 97702
Grantee Name(s) Kathleen Mullendore PO Box 635 Gilchrist, OR 97737
Until a change is requested, all tax statements shall be sent to the following address: Same as Above

Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Thomas D. Holznagel, Grantor conveys and warrants to
Kathleen Mullendore, Grantee the following described real property free of
encumbrances except as specifically set forth herein:

**Lot 53, TRACT 1318 - GILCHRIST TOWNSITE, according to the official plat thereof
on file in the office of the County Clerk, Klamath Falls, Oregon.**

Account: 881459

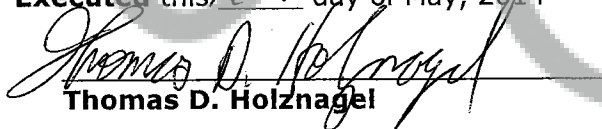
Map & Tax Lot: 2409-019DD-01700-000

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the
date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$107,000.00**. (Here comply with
requirements of ORS 93.030.)

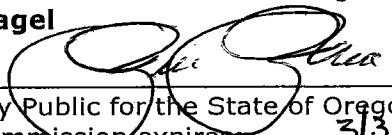
**BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE
TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300,
195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS
2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO
7, CHAPTER 8, OREGON LAWS 2010. 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 THAT THE UNIT OF LAND BEING
TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010
OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11,
CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON
LAWS 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.**

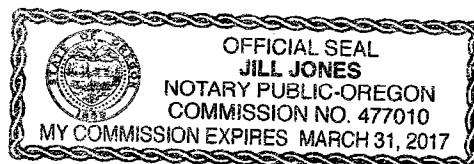
Executed this 16th day of May, 2014


Thomas D. Holznagel

State of **Oregon**, County of **Deschutes**) ss.

This instrument was acknowledged before me on this 16th day of May, 2014 by **Thomas D.
Holznagel**


Notary Public for the State of Oregon
My commission expires: 3/31/17



AA