Washington County, Oregon 11/30/2007 10:54:12 AM

D-DW Cnt=1 Stn=16 D HOFFMAN \$5.00 \$5.00 \$11.00 \$309.00 - Total = \$330.00

2007-123728

01191920200701237280010014 Ichard Hobernicht, Director of Assessment and ation and Ex-Officio County Clerk for Washington

estrument of writing was received and recorded in the cook of records of said coupty.

Richard Hobernicht, Director of Assessment and

RECORDING REQUESTED BY:

Fidelity National Title Company of Oregon

GRANTOR'S NAME:

Gary J. Etlinger and Sandra E. Etlinger

GRANTEE'S NAME:

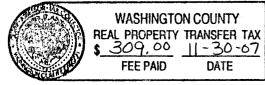
Paul W. Kohnen and Elaine W. Kohnen

SEND TAX STATEMENTS TO: Paul W. Kohnen and Elaine W. Kohnen 1260 NW 107th Avenue

Portland, OR 97229

AFTER RECORDING RETURN TO:
Paul W. Kohnen and Elaine W. Kohnen
1260 NW 107th Avenue
Portland, OR 97229

Escrow No: 20070003947-FTPOR05



SPACE ABOVE THIS LINE FOR RECORDER'S USE

WARRANTY DEED - STATUTORY FORM

(INDIVIDUAL or CORPORATION)

Gary J. Etlinger and Sandra E. Etlinger, Trustees of the Etlinger Family Trust $\rm U/T/A$ Dated $\rm 11/5/99$ Grantor, conveys and warrants to

Paul W. Kohnen and Elaine W. Kohnen, as tenants by the entirety

Grantee, the following described real property free of encumbrances except as specifically set forth herein:

Unit 43, THE TOWNHOME VILLAGE AT CEDAR HILLS CONDOMINIUM, STAGE II, in Washington County, Oregon

TOGETHER WITH the limited common elements and the undivided interest in the general common elements appurtenant thereto, as set forth in Declaration of Condominium Ownership recorded December 24, 1975 in Book 1060, Page 566, and amended by Supplemental Declaration recorded July 12, 1976 in Book 1097, Page 1, and Amendment recorded March 3, 2004, Recorder's No. 2004-021462

ENCUMBRANCES: items of record

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, 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.

The true consideration for this conveyance is \$309,000.00.

Dated <u>Id?b/VI</u>; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

State of OREGON

COUNTY of Multionsh

This instrument was acknowledged before me on Octobe 24, 2007 by Gary J. Etlinger and Sandra E. Etlinger. as Trustees

H. Wertworth William H.J. Hornbeck, Notary Public - State of Oregon My commission expires: 02/21/10 9 06 10



