

WARRANTY DEED

MTC 36039ms
DANNY JAMES GONZALES and NICHOLE LEE GONZALES, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey to BARRY R. TRUTE and LORNA K. TRUTE, husband and wife, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

Lot 36 in Block 45 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

SUBJECT TO: all those items of record and those apparent upon the land, if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

THIS INSTRUMENT WILL 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.

The true and actual consideration for this conveyance is \$ 5,800.00.

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 5124 MT. RAINIER DRIVE, SACRAMENTO, CA 95842

Dated this 10 day of Aug, 1995

Danny James Gonzales
DANNY JAMES GONZALES

Nichole Lee Gonzales
NICHOLE LEE GONZALES

NOTARY ACKNOWLEDGEMENT

STATE OF OK SS. 8-11- 1995
COUNTY OF TULSA

Personally appeared the above named DANNY JAMES GONZALES & NICHOLE LEE GONZALES and acknowledged the foregoing instrument to be THEIR voluntary act.

Before me:

Carolyn Korman

Notary Public for STATE of OK

My commission expires 9-25-95

(seal)

Return to:
BARRY R. TRUTE
5124 MT. RAINIER DRIVE
SACRAMENTO, CA 95842

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Company the 16th day of August A.D., 19 95 at 3:41 o'clock P M., and duly recorded in Vol. M95, of Deeds on Page 21832.

FEE \$30.00

Bernetha G. Letsch, County Clerk
By Annette Mueller