

WARRANTY DEED

ASPEN TITLE ESCROW NO. 03044073

AFTER RECORDING RETURN TO:
PAMELA S. RIEDY and KENNETH L. GREGG
1414 Damena Dawle
Klampat Falls, OR 97603

UNTIL A CHANGE IS REQUESTED ALL TAX STATEMENTS TO THE FOLLOWING ADDRESS: SAME AS ABOVE

JOSE MANUEL MUINOS and PATRICIA A. MUINOS, hereinafter called GRANTOR(S), convey(s) to <u>PAMELA S. RIEDY and KENNETH L. GREGG, not as tenants**</u> hereinafter called GRANTEE(S), all that real property situated in the County of Klamath, State of Oregon, described as: **in common, but with full rights of survivorship, Lot 6, Block 7, Tract No. 1003, THIRD ADDITION TO MOYINA, in the County of Klamath, State of Oregon.

Code 141 Map 3809-36CD TL 600

Notary Public for And My Commission Expires:

"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 30.390"

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is \$98,000.00.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the grantor has executed this instrument this 3rd day of January, 1996.

X Jose Manuel Muiños PATRICIA A. MUIÑOS PATRICIA A. MUIÑOS
PATRICIA A. MUINOS
STATE OF Washington County of Spokane
County of Spokane
On January 3, 1996, JOSE MANUEL MUINOS and PATRICIA A. MUINOS personally appeared before me,
whose identity I proved on the basis of
whose identity I proved on the oath/affirmation of
to be the signer of the above document, and he/she workers that he/she signed it.

Jan.26, 1998

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WARRANTY DEED

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	A.D., 19 _ 70 at _ 3	the 11th o'clock P. M., and duly recorded in Vol. M96
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