



62628

98 JUL 16 P3:02

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STATUTORY WARRANTY DEED

MANUEL VEIGA GONSALVES

_____, Grantor,
conveys and warrants to JAMES R. CHASTAIN AND BONNIE B. CHASTAIN, as tenants by the
entirety _____, Grantee,the following described real property free of liens and encumbrances, except as specifically set forth herein:
Lot 18, Block 2, SUN FOREST ESTATES, according to the official plat thereof on
file in the Office of the County Clerk of Klamath County, Oregon.This property is free of liens and encumbrances, EXCEPT: 1998-99 tax a lien as of July 1, 1998,
in an amount to be determined, but not yet payable. Covenants, conditions,
restrictions and easements of record.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 consideration for this conveyance is \$ 7,000.00 (Here comply with the requirements of ORS 93.030)Dated this 13th day of July 19 98Manuel V. Gonsalves
MANUEL VEIGA GONSALVES

STATE OF OREGON

County of _____ } ss.

BE IT REMEMBERED, That on this _____ day of _____, 19 _____, before me, the
undersigned, a Notary Public in and for said County and State, personally appeared the within named
MANUEL VEIGA GONSALVES See attachedknown to me to be the identical individual _____ described in and who executed the within instrument and acknowledged to
me that HE executed the same freely and voluntarily.IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above
written._____
Notary Public for Oregon.

My Commission expires _____

Title Order No. K-52662
Escrow No. 9840274

After recording return to:

JAMES R. CHASTAIN
4752 KINGDOM WAY NE
SALEM, OR 97301

Name, Address, Zip

Until a change is requested all tax statement shall be sent
to the following address.JAMES R. CHASTAIN
4752 KINGDOM WAY NE
SALEM, OR 97301

Name, Address, Zip

THIS SPACE RESERVED FOR RECORDER'S USE

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

25772

No. 5907

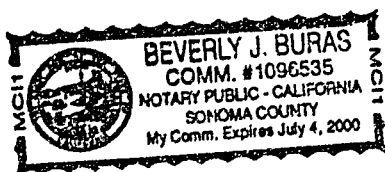
State of California

County of Sanoma

On July 13, 1998 before me, Beverly J. Buras
DATE NAME, TITLE OR OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared Manuel Veriga Gonzalez
NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Beverly J. Buras
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

☒ INDIVIDUAL
☐ CORPORATE OFFICER

TITLE(S)

☐ PARTNER(S) ☐ LIMITED
☐ GENERAL

☐ ATTORNEY-IN-FACT
☐ TRUSTEE(S)
☐ GUARDIAN/CONSERVATOR
☐ OTHER: _____

DESCRIPTION OF ATTACHED DOCUMENT

Statutory Warranty Deed
TITLE OR TYPE OF DOCUMENT

1
NUMBER OF PAGES

7-13-98
DATE OF DOCUMENT

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 16th day of July A.D., 19 98 at 3:02 o'clock 3:02 M., and duly recorded in Vol. M98 of Deeds on Page 25771.

Bernetha G. Letsch, County Clerk

FEE \$35.00

By Kathleen Ross