

FRANK J. VERNAZZARO and LINDA VERNAZZARO, husband and wife,
Grantor(s) hereby grant, bargain, sell, warrant and convey to:
DENNIS L. ROSS and KATHY L. ROSS, 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 19 IN BLOCK 2 OF TRACT NO 1083, CEDAR TRAILS, ACCORDING TO THE
OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON.

4008-020AO-00200-000

623962

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 29,000.00.

Until a change is requested, all tax statements shall be sent to Grantee at the
following address: 3623 97TH PL SE, EVERETT, WA 98208-3117

Dated this 2nd day of January, 2001.

Frank J. Vernazzaro
FRANK J. VERNAZZARO

Linda Vernazzaro
LINDA VERNAZZARO

State of California
County of Orange

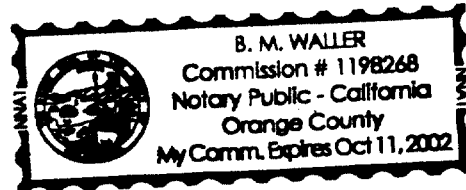
This instrument was acknowledged before me on January 4th 2001 by FRANK
J. VERNAZZARO AND ~~LINDA VERNAZZARO~~.

B. M. Waller, Notary Public
(Notary Public)

My commission expires 10-11-02

ESCROW NO. MT52882-LW

Return to:
DENNIS L. ROSS
3623 97TH PL SE
EVERETT, WA 98208-3117



Loose Leaf Acknowledgment Attached

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

760

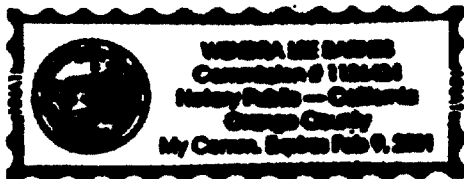
State of California

County of Orange

On January 1, 2001 before me, Wendra Lee Barnes,
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Linda E. Vernazzaro,
Name(s) of Signer(s)

- ☐ personally known to me
☒ 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.

Wendra Lee Barnes
Signature of Notary Public

OPTIONAL

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

Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: January 2, 2001 Number of Pages: 1

Signer(s) Other Than Named Above: Frank J. Vernazzaro

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer
 Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

State of Oregon, County of Klamath
 Recorded 01/08/01, at 3:26 p. m.
 In Vol. M01 Page 759

Linda Smith,
 County Clerk Fee\$ 26⁰⁰