

NS
'01 APR 4 AM 11:33Vol M01 Page 13866STATE OF OREGON,
County of _____ } ss.ANTONIO and SARA COBIAN
3402 LINDBERG ST.
KLAMATH FALLS, OR 97601

Grantor's Name and Address

CARMEN FLORES
P.O. Box 199
Malin, OR. 97632

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

CARMEN FLORES
P.O. Box 199
Malin, OR. 97632

Until requested otherwise, send all tax statements to (Name, Address, Zip):

P.O. Box 199
Malin, OR. 97632SPACE RESERVED
FOR
RECORDER'S USEState of Oregon, County of Klamath
Recorded 04/04/01, at 11:33a.m.
In Vol. M01 Page 13866
Linda Smith,
County Clerk Fee \$ 21.00

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that ANTONIO AND SARA COBIANhereinafter called grantor, for the consideration hereinafter stated, to grantor paid by CARMEN FLORES,hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:Railroad Addition To City of Malin
Block A, Lot 21 Less 54' 30" Lot 20ACCOUNT NO. R125297
PROP. ADDRESS 2329 MARKET ST.
Malin, OR. 97632

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): _____

_____, and that grantor will warrant and forever defend the 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.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,000. [Ⓞ] However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. [Ⓞ] (The sentence between the symbols [Ⓞ], if not applicable, should be deleted. See ORS 93.030.)

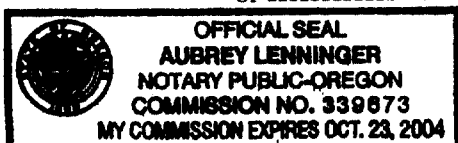
In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument this _____ day of April, 2001; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

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.

Antonio & CobianSara CobianSTATE OF OREGON, County of KlamathThis instrument was acknowledged before me on April 4, 2001,
by Antonio and Sara Cobian

This instrument was acknowledged before me on _____, 19____,

by _____
as _____
of _____Aubrey Lenninger
Notary Public for Oregon
My commission expires October 23, 200421 cash