



**WESTERN**  
TITLE & ESCROW COMPANY

**WARRANTY DEED -- STATUTORY FORM**

RAYMOND G. CHIAPUZIO and DOROTHY L. CHIAPUZIO, as tenants by the entirety, Grantor,

conveys and warrants to

BARBARA R. GILL AND JOHN D. NIKITINS, A MARRIED COUPLE, Grantee,

the following described real property, free of encumbrances except as specifically set forth herein, to wit:

Lot 10, Block 12, Tract 1042, TWO RIVERS NORTH, in the County of Klamath, State of Oregon.

Tax Account No(s): 163628

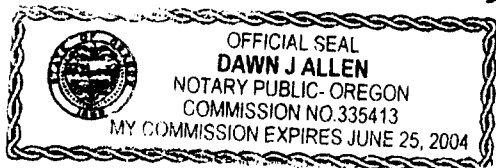
Map/Tax Lot No(s): R-2607-001BO-12000-000

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$97,000.00 .

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.

Dated this 26 day of July, 2001.



*Raymond G. Chiapuzio*  
RAYMOND G. CHIAPUZIO  
*Dorothy L. Chiapuzio*  
DOROTHY L. CHIAPUZIO

STATE OF OREGON, COUNTY OF LANE ) SS.

This instrument was acknowledged before me on July 26, 2001 by RAYMOND G. CHIAPUZIO AND DOROTHY L. CHIAPUZIO.

[Signature]  
(Notary Public for Oregon)  
My commission expires 6/25/2004

After recording return to:  
WESTERN TITLE & ESCROW COMPANY  
497 OAKWAY ROAD, SUITE 340  
EUGENE, OR 97401

Until a change is requested all tax statements shall be sent to the following address:

BARBARA R. GILL AND JOHN D. NIKITINS  
11140 NW Copeland  
Portland, OR 97229

TITLE NO. 0005301801  
ESCROW NO. 30-U170901

State of Oregon, County of Klamath  
Recorded 07/27/01 at 2:47 p. m.  
In Vol. M01 Page 37542  
Linda Smith,  
County Clerk Fee \$ 21<sup>00</sup>

2/A