

02 NOV 1 PM 3:11



After recording return to:

Rafael N. Colmenero

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

Rafael N. Colmenero

Escrow No. K59591S

Title No. K59591-S

THIS SPACE RESERVED FOR RECORDER'S USE

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State of Oregon, County of Klamath

Recorded 11/01/2002 3:11 p. m.

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Linda Smith, County Clerk

Fee \$ 21.60 # of Pgs 1

### STATUTORY WARRANTY DEED

~~Everett P. Curtis~~ Margaret E. Curtis, ~~Everett P. Curtis~~, Grantor, conveys and warrants to ~~Rafael N. Colmenero~~ Rafael N. Colmenero, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 14 Block 7, Tract No. 1037, Fifth Addition to Sunset Village, 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: Reservations and restrictions of record, rights of way, and easements of record and those apparent upon the land, contracts and/or liens for irrigation and/or drainage.

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 \$127,500.00 (Here comply with the requirements of ORS 93.030)

Dated this 29 day of October 2002

Margaret Curtis  
Margaret Curtis by Lisa Love, Attorney In Fact

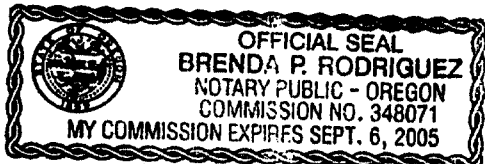
~~Everett P. Curtis~~

STATE OF OREGON

County of Klamath

} ss.

This instrument was acknowledged before me on this 29 day of October, 2002  
by Margaret Curtis by Lisa Love, Attorney In Fact, and Everett P. Curtis



Brenda P. Rodriguez  
Notary Public for Oregon  
My commission expires: 10-6-05