

02 DEC 19 AM 11:31

Vol M02 Page 74222

After Recording Return to:
ARTURO PULIDO
2122 Home Avenue
Klamath Falls, OR 97601
Until a change is requested all tax statements
Shall be sent to the following address:
ARTURO PULIDO
2122 Home Avenue
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 12/19/2002 11:31a m.
Vol M02, Pg 74222-23
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

WARRANTY DEED
(INDIVIDUAL)

PAUL DENNIS RATZLAFF and CAROLEE JO RATZLAFF, herein called grantor, convey(s) to **ARTURO PULIDO, AN ESTATE IN FEE SIMPLE** all that real property situated in the County of **KLAMATH**, State of Oregon, described as:

Lot 320, Block 111, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$55,000.00**.
(here comply with the requirements of ORS 93.930)

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 12-15-02

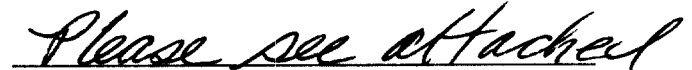

PAUL DENNIS RATZLAFF


CAROLEE JO RATZLAFF

STATE OF _____, County of _____) ss.

On _____ personally appeared the above named **PAUL DENNIS RATZLAFF and CAROLEE JO RATZLAFF** and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:


Notary Public for
My commission expires:

This Document is recorded at the request of:
Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00056163

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

74223

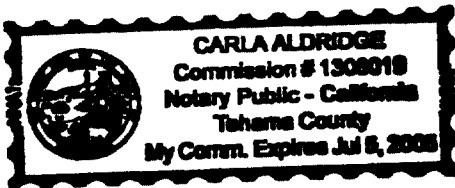
State of California

County of Glenn

On December 15, 2002 before me, Carla Aldridge, Notary Public

personally appeared Paul Dennis Ratzlaff, Employee So Ratzlaff

☒ 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.

Carla Aldridge
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: December 15, 2002 Number of Pages: 1

Signer(s) Other Than Named Above: _____

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: _____

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OF SIGNER
Top of thumb here