

03 MAR 24 PM 2:58

After Recording Return to:

SAMUEL URIAS

5481 Bartlett Avenue

Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

SAMUEL URIAS

5481 Bartlett Avenue

Klamath Falls, OR 97603

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State of Oregon, County of Klamath

Recorded 03/24/2003 2:58 p.m.Vol M03 Pg 17536

Linda Smith, County Clerk

Fee \$ 21 # of Pgs 1**WARRANTY DEED**

(INDIVIDUAL)

ROY A. LLOYD and TERESA L. LLOYD, herein called grantor, convey(s) to SAMUEL URIAS, AN ESTATE IN FEE SIMPLE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 4, Block 1, Tract No. 1088, FERNDAL, 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 \$96,000.00.
(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:

March 7, 2003ROY A. LLOYD

ROY A. LLOYD

TERESA L. LLOYD

TERESA L. LLOYD

STATE OF OREGON, County of Klamath) ss.

On March 7, 2003 personally appeared the above named ROY A. LLOYD and TERESA L. LLOYD and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00056558

Before me: Vickie Blankenburg

Notary Public for Oregon

My commission expires: 7/01/05

Official Seal

