

03 APR 30 PM3:29

Aspen 56537

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After Recording Return to:
Joan Gabriel Hernandez Zuniga
Nicole M. Hernandez

5804 Estate Drive
Klamath Falls, Or. 97603

Until a change is requested all tax statements
shall be sent to the address shown above.

5804 Estate Drive
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 04/30/2003 2:29 p m.
Vol M03 Pg 28733
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

SPECIAL WARRANTY DEED (CORPORATION)

The Chase Manhattan Bank, Successor by Merger to Chase Bank of Texas, N.A., FKA Texas Commerce Bank National Association, As Trustee and as Custodian, as Grantor, hereby conveys to Joan Gabriel Hernandez Zuniga ~~and Nicole M. Hernandez~~ ~~husband and wife~~, as Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 30, KENNICOTT COUNTRY ESTATES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

and covenant(s) that grantor warrants that the above-described property is free of encumbrances created or suffered by the Grantor, EXCEPT: covenants, conditions, restrictions, reservations, rights, rights of way and easement of record, if any, or apparent upon the land.

The true and actual consideration for this transfer is \$85,000.00.
(Herein comply with the requirements of ORS 93.930)

J.G.H.
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.

Signed by authority of the Board of Directors, with the seal of said corporation affixed, on March 19, 2003..

JP MORGAN CHASE BANK FKA THE CHASE
MANHATTAN BANK, SBM TO CHASE BANK OF
TEXAS, NA. FORMERLY KNOWN AS TEXAS
COMMERCE BANK NA, AS TRUSTEE AND
CUSTODIAN
BY SAXON MORTGAGE SERVICES, INC. FKA
MERITECH MORTGAGE SERVICES, INC. ITS
ATTORNEY IN FACT


By: Donna Gosbee, Vice President

STATE OF TEXAS, County of Tarrant) ss.

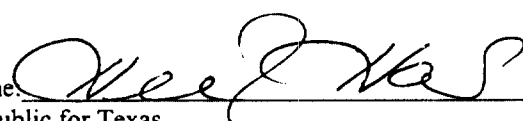
On March 19, 2003, Personally appeared Donna Gosbee who, being duly sworn, did say that She is the Vice President of Saxon Mortgage Services, Inc. and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its Board of Directors; and _____ acknowledged said instrument to be its voluntary act and deed.

This document is filed at the request of:

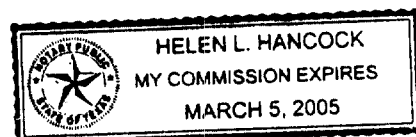
 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 0056357

Saxon #11067028-JCL
11025789 - NRT

Before me: 
Notary Public for Texas
My commission expires: 3-5-05

Official Seal



2/A