

'03 MAY 15 PM 3:11

mtc 60599-ms

THIS SPACE RESERVED FOR RECORDER'S USE

CARLOS GUZMAN

Grantor's Name and Address

LAURA GUZMAN

Grantee's Name and Address

After recording return to:

LAURA GUZMAN

1427 IVORY STREET

KLAMATH FALLS, OR 97603

Until a change is requested all  
tax statements shall be sent to

The following address:

LAURA GUZMAN

1427 IVORY STREET

KLAMATH FALLS, OR 97603

Escrow No. MT60599-MS

Vol M03 Page 32958

State of Oregon, County of Klamath

Recorded 05/15/2003 3:11 P. m.

Vol M03 Pg 32958

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That CARLOS GUZMAN, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto LAURA GUZMAN, hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anyway appertaining, situated in the County of KLAMATH, State of Oregon, described as follows, to wit:

LOT 23 IN BLOCK 8 OF TRACT NO. 1064, FIRST ADDITION TO GATEWOOD, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

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.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is TO ELIMINATE INTEREST OF THE GRANTOR.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 21<sup>st</sup> day of April, 2003; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

x Carlos Guzman  
CARLOS GUZMAN

STATE OF OREGON

ss. April 21 2003

COUNTY OF KLAMATH

Personally appeared the above named CARLOS GUZMAN

and acknowledged the foregoing instrument to be HIS voluntary act.



Before me:

Suzie Mollett  
Notary Public for Amesville  
My commission expires 11/14/2006