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State of Oregon, County of Klamath Recorded 07/09/2003 Vol M03 Pg 47577 Linda Smith, County Clerk

Fee \$ <u>71.00</u> # of Pgs

After Recording Return to: JOSE SANTIAGO LUNA

math fall, 0R97403

Until a change is requested all tax statements Shall be sent to the following address: JOSE SANTIAGO LUNA **MELISSA A. LUNA** Same as above

WARRANTY DEED

ANDRA HOlloway As Conservator

JONI S. BAKER, herein called grantor, convey(s) to JOSE SANTIAGO LUNA and MELISSA A. LUNA, HUSBAND AND WIFE all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 10, LESS the Northerly 50.1 feet, Block 4, FIRST ADDITION TO TONATEE HOMES, 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.

ristor for:

The true and actual consideration for this transfer is \$102,900.00. (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

JONI S. BAKER

STATE OF OREGON, County of Klamath) ss.

undra Wolloway as Conservation personally appeared the above named JONI S. BAKER and acknowledged the foregoing

instrument to be their voluntary act and deed.

OFFICIAL SEAL
VICKIE BLANKENBURG
NOTARY PUBLIC-OREGON
COMMISSION NO. 346582
MY COMMISSION EXPIRES JUL. 1, 2005

Notary Public for Oregon
My commission expires: 1/01/05

This Document is recorded at the request of:

Aspen Title & Escrow, Inc.

525 Main Street

Klamath Falls, OR 97601

Order No.: 00057301