

03 SEP 30 PM 3:31



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THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
JUSTIN A. RODRIGUEZ
10700 OLD FORT ROAD
KLAMATH FALLS, OR 97601

State of Oregon, County of Klamath
Recorded 09/30/03 3:31 p m
Vol M03 Pg 73038-39
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

Until a change is requested all
tax statements shall be sent to
The following address:

JUSTIN A. RODRIGUEZ
10700 OLD FORT ROAD
KLAMATH FALLS, OR 97601

Escrow No. MT62766-TM

MTC 62766-TM

WARRANTY DEED

JOSEPH S. RODRIGUEZ AND DELORES K. RODRIGUEZ, OR THEIR SUCCESSOR TRUSTEES, AS TRUSTEES OF THE JOSEPH S. AND DELORES K. RODRIGUEZ 1996 TRUST, ENTERED INTO ON MARCH 28, 1996, Grantor(s) hereby grant, bargain, sell, warrant and convey to JUSTIN A. RODRIGUEZ and JOYCE HOLLANDER-RODRIGUEZ, as tenants by the entirety, Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

Grantor is lawfully seized in fee simple on the above granted premises and SUBJECT TO: all those items of record if any, as of the date of this deed and those shown below, if any:

and the grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is \$500,000.00.

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 this 29 day of September, 2003

THE JOSEPH S. AND DELORES K. RODRIGUEZ 1996 TRUST

BY: Joseph S. Rodriguez Trustee
JOSEPH S. RODRIGUEZ, TRUSTEE

BY: Delores K. Rodriguez Trustee
DELORES K. RODRIGUEZ, TRUSTEE

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on September 29, 2003 by JOSEPH S. RODRIGUEZ AND DELORES K. RODRIGUEZ AS TRUSTEES OF THE JOSEPH S. AND DELORES K. RODRIGUEZ 1996 TRUST.

Tamara L. McDaniel
(Notary Public for Oregon)

My commission expires 12/17/05



26.00

73039

EXHIBIT "A"
LEGAL DESCRIPTION

Parcel 1 of Land Partition 25-95, said Land Partition being situated in the SW1/4 and the SW1/4 NW1/4 of Section 28 and the E1/2 and SE1/4 NW1/4 of Section 29, Township 37 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM any portion thereof lying within the boundaries of Old Fort Road.

Tax Account No.: 3709-02900-00900-000

Key No.: 882509

Tax Account No.: 3709-02900-00900-000

Key No.: 379441

Tax Account No.: 3709-02800-00600-000

Key No.: 379325