



WJC - 63603

Vol M03 Page 90869

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Robert Kevin Zachary

5606 SW Boulder Lane

Culver, OR 97734

State of Oregon, County of Klamath

Recorded 12/12/03 2:53 p m

Vol M03 Pg 90869

Linda Smith, County Clerk

Fee \$ 2100 # of Pgs 1

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

Robert Kevin Zachary

5606 SW Boulder Lane

Culver, OR 97734

Escrow No. BT061889GC

## WARRANTY DEED

John P. Perez and Carla J. Perez, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to Robert Kevin Zachary and Cheryl Ann Zachary, 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:

Lot 19 in Block 2 of Tract 1119, Leisure Woods, Unit 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

2407-007AO-07000-000

Key No. 10589

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.

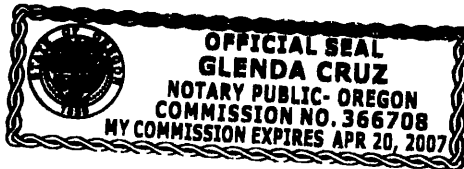
The true and actual consideration for this conveyance is \$85,000.00.

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 7 day of Dec.

John P. Perez

Carla J. Perez



State of Oregon

County of ~~Klamath~~ / Deschutes

This instrument was acknowledged before me on December 8, 2003 by John P. Perez and Carla J. Perez.

Glenda Cruz  
(Notary Public for Oregon)

My commission expires 4-20-2007

21.00 PM