

03 DEC 31 AM 11:20



After recording return to:
Jose Enrique Venegas and Maria
Teresa Venegas
2009 Broadway
Malin

Until a change is requested all tax statements
shall be sent to the following address:
Jose Enrique Venegas and Maria
Teresa Venegas
2009 Broadway
Malin

File No.: 7021-307278 (SAC)
Date: December 29, 2003

THIS SPACE RESERVED FOR RECORDER'S USE

Vol M03 Page 94153

State of Oregon, County of Klamath
Recorded 12/31/03 11:20 AM
Vol M03 Pg 94153-54
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Lester L. Neumeyer and Kay Neumeyer, husband and wife, Grantor, conveys and warrants to Jose Enrique Venegas and Maria Teresa Venegas as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lots 1, 2, 3 and 4 of Block 61 of City of Malin, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon;

EXCEPTING THEREFROM the West 50 feet of said lots conveyed to Joe Halousek and Gladys Halousek, husband and wife, by Deed dated October 27, 1949, recorded November 12, 1949 in Deed Volume 235 Page 171, records of Klamath County, Oregon; and

ALSO EXCEPTING the East 16 feet of said lots conveyed to the City of Malin, Klamath County, Oregon, by two deeds dated December 11, 1929, recorded January 3, 1930, in Deed Volume 89 Pages 507 and 508, records of Klamath County, Oregon.

This property is free from liens and encumbrances, EXCEPT:

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.


96 F


APN: 125055

Statutory Warranty Deed
- continuedFile No.: 7021-307278 (SAC)
Date: 12/29/2003

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.

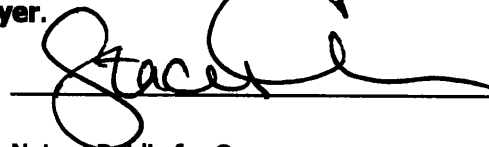
The true consideration for this conveyance is **\$85,000.00**. (Here comply with requirements of ORS 93.030)


Lester L. Neumeyer


Kay Neumeyer

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 30 day of December, 2003
by **Lester L. Neumeyer and Kay Neumeyer**.


Notary Public for Oregon
My commission expires: 8-2007

