

04 JAN 14 PM 2:09

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OC LARRY AND PATRICIA GARCIA
 PO BOX 59
 SPRAYG RIVER, OR 97639
 Grantor's Name and Address
 JULIE JUAREZ
 4647 WINTER AVE #61
 Klamath Falls, OR 97603
 Grantee's Name and Address

After recording, return to (Name, Address, Zip):

SPACE RESERVED
FOR
RECORDER'S USE

3939 S. 6th JULIE JUAREZ
 #209 Klamath Falls, OR 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

3939 S. 6th ST. JULIE JUAREZ
 #209 Klamath Falls, OR 97603

State of Oregon, County of Klamath
 Recorded 01/14/2004 2:09 p m
 Vol M04 Pg 02333
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

WARRANTY DEED

KNOW ALL BY THESE PRESENTS that

LARRY AND PATRICIA GARCIA

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by

JULIE JUAREZ

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in

Klamath

County, State of Oregon, described as follows, to-wit:

Klamath Forest Estates 1st Addition,
 Block 42, Lot 14 & 15

Prop: R270085 R-3510-027B0-05500-000229
 22230 TOMAHAWK LN.
 SPRAYG RIVER, OR 97639

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): NONE

and that grantor will warrant and forever defend the 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 paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

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 on January 14, 2004; if grantor is a corporation, 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.

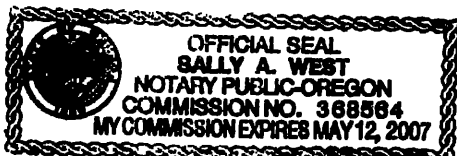
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

Larry Garcia
Patricia Garcia

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on January 14, 2004,
 by Larry Garcia & Patricia Garcia

This instrument was acknowledged before me on _____,
 by _____,
 as _____,
 of _____



Notary Public for Oregon

My commission expires May 12, 2007

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