

04 AUG 13 AM 11:30

MT-65961 UV



Vol M04 Page 53289

State of Oregon, County of Klamath
Recorded 08/13/04 11:30a m
Vol M04 Pg 53289
Linda Smith, County Clerk
Fee \$ 2100 # of Pgs 1

After recording return to:

SANDRA MORENO

13347 CORTE DE CAMOARES

SAN DIEGO, CA 92128

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

SANDRA MORENO

13347 CORTE DE CAMOARES

SAN DIEGO, CA 92128

Escrow No. MT65961-LW

STATUTORY WARRANTY DEED

SUSAN JANE WESLEY, Grantor(s) hereby convey and warrant to SANDRA MORENO, Grantee(s) the following described real property in the County of **KLAMATH** and State of Oregon, free of encumbrances except as specifically set forth herein:

The North 125 feet of Lot 12, **LAKESHORE GARDENS**, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3808-025DA-03200-000

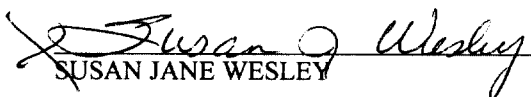
Key No: 424678

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is **\$125,000.00**.

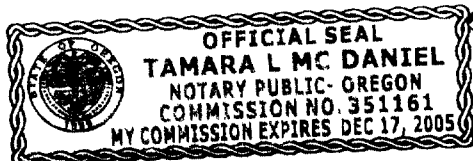
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

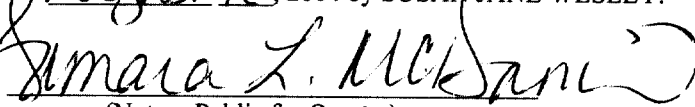
Dated this 10 day of August, 2004


SUSAN JANE WESLEY

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on August 10, 2004 by SUSAN JANE WESLEY.




(Notary Public for Oregon)

My commission expires 12/17/05

2/10 am