

04 AUG 23 PM 2:56

MT6-66083 SM



Vol M04 Page 55717

State of Oregon, County of Klamath
Recorded 08/23/04 2:56 p m
Vol M04 Pg 55717
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

After recording return to:

FABIO E. RIVERA

16524 FIELDCREST ROAD

KLAMATH FALLS, OR 97603

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

FABIO E. RIVERA

16524 FIELDCREST ROAD

KLAMATH FALLS, OR 97603

Escrow No.

MT66083-SM

SPECIAL WARRANTY DEED

FABIO ERNESTO RIVERA and CHARITY RAE RIVERA, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell, warrant and convey to **FABIO E. RIVERA and CHARITY R. RIVERA, 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 3 in Block 3 of Tract 1083 - CEDAR TRAILS, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon.

Tax Account No. : 4008-020A0-01500-000

Key No. : 624667

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 claiming by, through, or under the grantor except those claiming under the above described encumbrances.

The true and actual consideration for this conveyance is **\$1.00**.

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 20th day of August 2004.



FABIO ERNESTO RIVERA

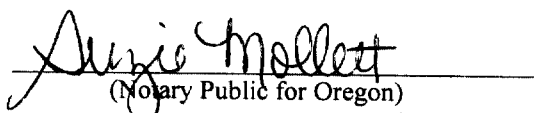


CHARITY RAE RIVERA

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on August 20, 2004 by FABIO ERNESTO RIVERA and CHARITY RAE RIVERA.


(Notary Public for Oregon)

My commission expires 11/14/2006

2/00
km