



After recording return to:  
W. Jack Arnold and C. Rae Arnold  
5539 Seagull Dr.  
Bonanza, OR 97623

Until a change is requested all tax statements  
shall be sent to the following address:  
W. Jack Arnold and C. Rae Arnold  
5539 Seagull Dr.  
Bonanza, OR 97623

File No.: 7029-436846 (SJ)  
Date: August 25, 2004

TH] State of Oregon, County of Klamath  
Recorded 08/31/04 3:43 p m  
Vol M04 Pg 58319-20  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

## STATUTORY WARRANTY DEED

**Manuel Gonzalez and Kimberly Gonzalez as tenants by the entirety**, Grantor, conveys and warrants to **W. Jack Arnold and C. Rae Arnold as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 24 in Block 49 Klamath Falls Forest Estates, Highway 66 Unit Plat #2, according to the official plat thereof on file in the office of the County Clerk 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.

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 **\$82,400.00**. (Here comply with requirements of ORS 93.030)

Dated this 30 day of August, 2004.

**APN: 469816**

Statutory Warranty Deed  
- continued

File No.: 7029-436846 (SJ)  
Date: 08/25/2004

Manuel Gonzalez  
Manuel Gonzalez

*Kimberly Gonzalez*  
Kimberly Gonzalez

STATE OF California )  
 )ss.  
County of Sacramento )

This instrument was acknowledged before me on this 30 day of August, 2004  
by **Manuel Gonzalez and Kimberly Gonzalez**

Notary Public for *california*  
My commission expires: *July 9, 2007*

