

04 SEP 21 AM 11:21

Vol M04 Page 63243



After recording return to:
Sergio R. Morelos
2125 Reclamation
Klamath Falls, OR 97601

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

Sergio R. Morelos
2125 Reclamation
Klamath Falls, OR 97601

File No.: 7021-444349 (SAC)
Date: September 16, 2004

THIS SPACE RESERVED FOR RECORDER'S USE

State of Oregon, County of Klamath
Recorded 09/21/04 11:21 A m
Vol M04 Pg 63243-44
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Cordelia J. Doveri, Trustee of the Cordelia J. Doveri Family Trust, dated July 13, 1994,
Grantor, conveys and warrants to **Sergio R. Morelos**, Grantee, the following described real property
free of liens and encumbrances, except as specifically set forth herein:

**Lot 777 Block 106 Mills Addition to the City of Klamath Falls, 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.

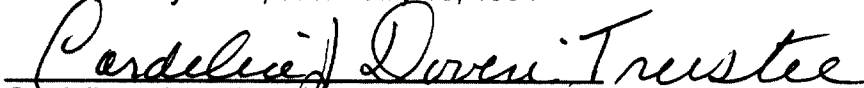

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO 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 **\$63,050.00**. (Here comply with requirements of ORS 93.030)

Dated this 17 day of Sept, 2004

26 F

APN: 612769

Statutory Warranty Deed
- continuedFile No.: 7021-444349 (SAC)
Date: 09/16/2004Cordelia J. Doveri, Trustee of the Cordelia J.
Doveri Family Trust, dated July 13, 1994
Cordelia J. Doveri, TrusteeSTATE OF Oregon)
County of)ss.
)This instrument was acknowledged before me on this 17th day of September, 2004
by as of Cordelia J. Doveri, Trustee of the Cordelia J. Doveri Family Trust, dated July 13, 1994, on behalf
of the .
Notary Public for Oregon
My commission expires: 12/27/04