

MTC - 66909 KR

Vol M04 Page 69518

State of Oregon, County of Klamath
 Recorded 10/13/04 3:21 p m
 Vol M04 Pg 69518
 Linda Smith, County Clerk
 Fee \$ 21.00 # of Pgs 1

After recording return to:

Antone Santos

6700 SW 67th St

Redmond, OR 97756

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

~~Antone Santos~~ Gerald D. & Sharon Bonney
~~6700 SW 67th St~~ 16 Cathleen Bonney
~~Redmond, OR 97756~~ P.O. Box 612, Merlin, OR 97532

Escrow No. MT66909-KR

STATUTORY WARRANTY DEED

Cathleen G. Bonney, Trustee of Alva Research Group, Inc. Profit Sharing Plan dba Alva Estates,
 Grantor(s) hereby convey and warrant to **Antone Santos and Teresa Santos, as tenants by the entirety,** 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:

**Lot 328 in Block 111 of 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.**

Tax Account No.: **3809-033AC-02500-000** Key No.: **480170**

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: Trust Deed, recorded December 3, 2002 in Volume M02, page 70062, Microfilm Records of Klamath County, Oregon in favor of Big Horn Mortgage, Inc., who subsequently assigned their interest to First Horizon Home Loan Corporation, who subsequently assigned their interest to Mortgage Electronic Registration Systems, Inc., as Beneficiary; and Real Estate Contract recorded September 23, 2004 in Volume M04, page 64088, Microfilm Records of Klamath County, Oregon between Gerald and Sharon Bonney, as Vendors and Cathleen G. Bonney, Trustee of Alva Research Group, Inc. Profit Sharing Plan dba Alva Estates, as Vendee. The above named Grantees DO NOT agree to assume nor pay the above described Trust Deed and Real Estate Contract and the Grantor named herein agrees to hold the Grantees harmless therefrom.

The true and actual consideration for this conveyance is **\$78,500.00.**

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 30th day of September, 2004.

Cathleen G. Bonney, Trustee of Alva Research Group, Inc., Profit Sharing Plan dba Alva Estates

BY:

Cathleen G. Bonney, Trustee

Cathleen Bonney, Trustee

State of Oregon

County of KLAMATH

This instrument was acknowledged before me on Sept. 30, 2004 by Cathleen G. Bonney, Trustee of Alva Research Group, Inc., Profit Sharing Plan dba Alva Estates.



Kristi L. Redd
 (Notary Public for Oregon)

My commission expires

11/16/2007

2/10
am