

State of Oregon, County of Klamath
 Recorded 12/14/04 2:46 p m
 Vol M04 Pg 85486
 Linda Smith, County Clerk
 Fee \$ 21⁰⁰ # of Pgs 1

After recording return to:
 WESTERN TITLE & ESCROW COMPANY
 PO BOX 3584
 SUNRIVER, OR 97707

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

KATRINA RAMIREZ
 2070 NE FULLMOON DRIVE
 BEND, OR 97701

ATE: 600015

WARRANTY DEED -- STATUTORY FORM

THE TRONO COMPANY, Grantor, conveys and warrants to KATRINA M. RAMIREZ, an estate in fee simple, Grantee, the following described real property, free of encumbrances except as specifically set forth herein, to wit:

Lot 45 Block 1, Tract No. 1098, SPLIT RAIL RANCHOS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

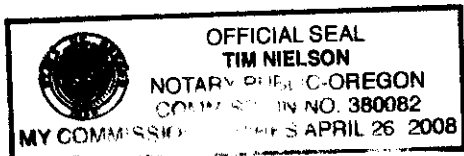
Tax Account No(s): R138096
 Map/Tax Lot No(s): R-2310-035BO-02900-000

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is \$ 22,500.00.

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 9th day of November, 2004.



THE TRONO COMPANY

BY: Steven Trono
 STEVEN TRONO,
 PRESIDENT

STATE OF OREGON, COUNTY OF DESCHUTES) SS.

This instrument was acknowledged before me on November 9, 2004 by STEVEN TRONO AS PRESIDENT OF THE TRONO COMPANY.

Tim Nielson

(Notary Public for Oregon)

My commission expires APRIL 26, 2008

TITLE NO. 13-0021104
 ESCROW NO. 13-0021104

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