



After recording return to:
Robert R. Cordova
1009 Merryman Drive
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Robert R. Cordova
1009 Merryman Drive
Klamath Falls, OR 97603

File No.: 7021-529240 (DMC)
Date: March 10, 2005

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| State of Oregon, County of Klamath Recorded 03/15/2005 <u>3:23 p</u> m Vol M05 Pg <u>17118-19</u> Linda Smith, County Clerk Fee \$ <u>26⁰⁰</u> # of Pgs <u>2</u> |
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STATUTORY WARRANTY DEED

Greg F. Newton and Vicki P. Tallerico-Newton as tenants by the entirety, Grantor, conveys and warrants to **Robert R. Cordova**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 98 of Merryman's Replat of vacated portion of Old Orchard Manor, 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 **\$155,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 15 day of March, 2005.


deF

17119

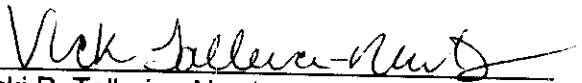
APN: 443504

Statutory Warranty Deed
- continued

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Date: 03/10/2005



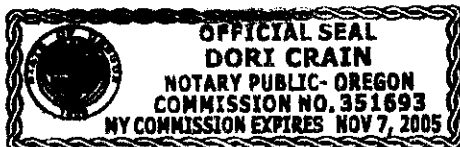
Greg F. Newton




Vicki P. Tallerico-Newton

STATE OF Oregon)
County of Klamath)ss.
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This instrument was acknowledged before me on this 15 day of March, 2005
by **Greg F. Newton and Vicki P. Tallerico-Newton.**





Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2005