

05 MAR 30 AM 11:19

Vol M05 Page 21373

After Recording Return to:

MICHAEL A. MAURO

SHEREE A. MAURO

P.O. Box 248

Keno, OR 97627

Until a change is requested all tax statements

Shall be sent to the address shown above:

State of Oregon, County of Klamath

Recorded 03/30/2005 11:19 a. m

Vol M05 Pg 21373

Linda Smith, County Clerk

Fee \$ 2.00 # of Pgs 1

Aspen Woods MA

WARRANTY DEED

(INDIVIDUAL)

DOREEN MANGAN, an unmarried women herein called Grantor, convey(s) to MICHAEL A. MAURO and SHEREE A. MAURO, husband and wife, husband and wife, herein called Grantees, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 28, Block 306, DARROW ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 001 MAP 3809-033DD TL 08800 KEY #633942

and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is **\$82,500.00.**

(here comply with the requirements of ORS 93.930)

See
CO
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 March 25, 2005.

Doreen Mangan
DOREEN MANGAN

STATE OF OREGON, County of Klamath ss.

On March 26th, 2005 personally appeared the above named DOREEN MANGAN and acknowledged the foregoing instrument to be her voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00060881

Before me: Doreen Mangan
Notary Public for Oregon
My commission expires: Oct. 30, 2007

Official Seal

Susan L Prochaska

