



After recording return to:
 Anthony Juarez and Georgia Juarez
 3402 Shieldcrest Drive
 Klamath Falls, OR 97603

Until a change is requested all tax statements
 shall be sent to the following address:
 Anthony Juarez and Georgia Juarez
 Shieldcrest

SAME

File No.: 7021-437205 (SAC)
 Date: March 24, 2005

State of Oregon, County of Klamath
 THIS SPACE RE: Recorded 03/31/2005 3:42 p m
 Vol M05 Pg 22365-66
 Linda Smith, County Clerk
 Fee \$ 26.00 # of Pgs 2

STATUTORY WARRANTY DEED

Shieldcrest, Inc., Grantor, conveys and warrants to **Anthony Juarez and Georgia Juarez, as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Unit A of Building #2, Stage XI, Plat of Tract 1271, Shield Crest Condominiums, being a portion of Lot 11, Block 4 of Tract 1257 - Resubdivision of a portion of the First Addition to Shield Crest, according to the official plat thereof on file in the office of the County Clerk, 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 **\$247,500.00**. (Here comply with requirements of ORS 93.030)

2005

22366

APN:

Statutory Warranty Deed
- continued

File No.: 7021-437205 (SAC)
Date: 03/24/2005

Dated this 31 day of March, 2005

Shieldcrest, Inc.

Helen Cheyne
By: Helen Cheyne, President

STATE OF Oregon)
County of Klamath)ss.
)

This instrument was acknowledged before me on this 31 day of March, 2005
by Helen Cheyne as President of Shieldcrest, Inc., on behalf of the

Stacy Collins
Notary Public for Oregon
My commission expires: 8/2/07

