

05 APR 20 PM 3:10

MT-69132 SH



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
JUAN VILLARREAL
3312 CANNON AVENUE
Klamath Falls, OR 97603

State of Oregon, County of Klamath
Recorded 04/28/2005 3:10 P m
Vol M05 Pg 30351
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

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

JUAN VILLARREAL
3312 CANNON AVENUE
Klamath Falls, OR 97603

Escrow No. MT69132-SH

STATUTORY WARRANTY DEED

Robert Thierolf, Grantor(s) hereby convey and warrant to **JUAN VILLARREAL and SANDRA AQUINO**, 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:

The East half of Lot 3, in Block 2, FIRST ADDITION TO ALTAMONT ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Account No.: 3909-003CA-05500-000 Key No.: 526862

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:

The true and actual consideration for this conveyance is **\$99,500.00**.

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 26 day of April, 2005

Robert Thierolf
ROBERT THIEROLF

BY: Angela Mathlin His attorney in fact
ANGELA MATHLIN, HIS ATTORNEY IN FACT

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on April 26, 2005 by Angela Mathlin, as Attorney in Fact for Robert Thierolf.



Stacy M. Howard
(Notary Public for Oregon)
My commission expires 11/18/2007

2:40 PM