

After Recording Return to:

JOHN D. CARMICHAEL and KATHY E. CARMICHAEL

194 Leveroni Rd
Sonoma, CA 95476

Until a change is requested all tax statements

Shall be sent to the following address:

JOHN D. CARMICHAEL and KATHY E. CARMICHAEL

Same As Above

State of Oregon, County of Klamath

Recorded 07/22/05 11:22 a m

Vol M05 Pg 56451

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

05 JUL 22 AM 11:22

ATC 61851

WARRANTY DEED

(INDIVIDUAL)

MARGARITA CASTILLO, herein called grantor, convey(s) to JOHN D. CARMICHAEL and KATHY E. CARMICHAEL, HUSBAND AND WIFE, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The Southerly 75 feet of Block 49 of CITY OF MALIN, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. TOGETHER with the N 1/2 of that portion of Rosicky Avenue adjacent on the South.

CODE 013 MAP 4112-015CB TL 08900 KEY# 124369

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 \$77,500.00.

(here comply with the requirements of ORS 93.930)

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 7/21/05

Margarita Castillo
MARGARITA CASTILLO

STATE OF OREGON, County of

ss.

On July 21, 2005 personally appeared the above named MARGARITA CASTILLO and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00061851

Before me: M. Griselda Rodriguez
Notary Public for Oregon

My commission expires:

April 25, 2009

Official Seal

