



After recording return to:
Anthony S. Augeda, III

*2434 Pershing Wy
Klamath Falls, OR 97603*

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

Anthony S. Augeda, III

Same

File No.: 7161-651594 (DJ)

Date: October 07, 2005

M05-67174

Klamath County, Oregon

10/21/2005 03:43:54 PM

Pages 2 Fee: \$26.00

STATUTORY WARRANTY DEED

Diego Verza and Teresita M. Verza, Grantor, conveys and warrants to **Anthony S. Agueda, III**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 8 in Block 1 of Tract No. 1251 Olene Hills, 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 **\$350,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 13th day of October, 2005.

26P



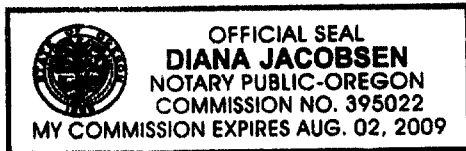
Diego Verza

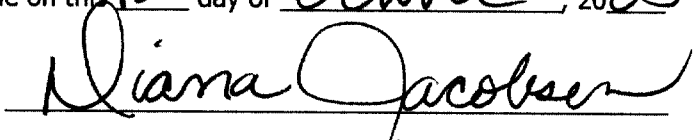
x 

TERESITA M. VERZA

STATE OF Oregon)
)ss.
County of Jackson)

This instrument was acknowledged before me on this 13th day of October, 2005
by **Diego Verza**.





Notary Public for Oregon
My commission expires: 8/2/09

STATE OF Oregon)
)ss.
County of Jackson)

This instrument was acknowledged before me on this 7th day of October, 2005
by **Teresita M. Verza**.





Notary Public for Oregon
My commission expires: 08/02/05