



After recording return to:  
Manuel Cruz and Suzanne Cruz  
16111 Lance Court  
Sonora, CA 95370

Until a change is requested all tax statements  
shall be sent to the following address:  
Manuel Cruz and Suzanne Cruz  
16111 Lance Court  
Sonora, CA 95370

File No.: 7021-703745 (BS)  
Date: November 03, 2005

**M05-68723**

Klamath County, Oregon

11/09/2005 03:41:19 PM

Pages 2 Fee: \$26.00

### **STATUTORY WARRANTY DEED**

**Robert R. Bacon**, Grantor, conveys and warrants to **Manuel Cruz and Suzanne Cruz, husband and wife as tenants by the entirety**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 4 in Block 10, SPRAGUE RIVER VALLEY ACRES, 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 **\$8,000.00**. (Here comply with requirements of ORS 93.030)

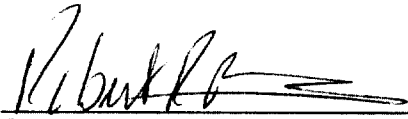
Dated this 9<sup>th</sup> day of November, 2005

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APN: 356340

Statutory Warranty Deed  
- continued

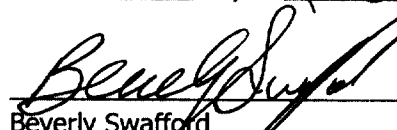
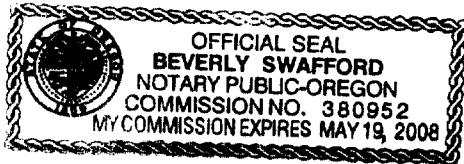
File No.: 7021-703745 (BS)  
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Robert R. Bacon

STATE OF Oregon )  
 )ss.  
County of Klamath )

This instrument was acknowledged before me on this 7<sup>th</sup> day of November, 2005  
by **Robert R. Bacon**.

  
Beverly Swafford  
Notary Public for Oregon  
My commission expires: May 19, 2008