



After recording return to:  
Larry Viveiros  
219 Laurel  
Gustine, CA 95322

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

Larry Viveiros  
219 Laurel  
Gustine, CA 95322

File No.: 7021-563939 (DMC)  
Date: December 14, 2005

**M05-71652**

Klamath County, Oregon

12/22/2005 03:29:38 PM

Pages 2 Fee: \$26.00

### STATUTORY WARRANTY DEED

**Robert P. Linse**, Grantor, conveys and warrants to **Larry Viveiros**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

**Lot 20 and 21 in Block 107 of Buena Vista Addition to the City of Klamath Falls, 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 **\$17,000.00**. (Here comply with requirements of ORS 93.030)

Dated this 21 day of December, 2005.

APN: 409962

Statutory Warranty Deed  
- continued


File No.: 7021-563939 (DMC)  
Date: 12/14/2005

  
Robert P. Linse



STATE OF Oregon )  
County of Lane ) ss.

This instrument was acknowledged before me on this 21 day of December, 2005  
by Robert P. Linse.



Notary Public for Oregon  
My commission expires: