

mtc-73975 MS

THIS SPACE RESE



M06-08296

Klamath County, Oregon

04/27/2006 03:31:51 PM

Pages 1 Fee: \$21.00

After recording return to:

Medford Property Management Inc.

P.O. Box 186

Medford, OR 97501

Until a change is requested all

tax statements shall be sent to

The following address:

Medford Property Management Inc.

P.O. Box 186

Medford, OR 97501

Escrow No. MT73975-MS

Title No. 0073975

SWD

STATUTORY WARRANTY DEED

Francisco J. Pena and Luz M. Pena, as tenants by the entirety, Grantor(s) hereby convey and warrant to **Medford Property Management Inc., an Oregon Corporation**, 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:

Lot 37 in Block 11 of INDUSTRIAL 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.

Tax Account No: 3809-033BA-11400-000

Key No: 415688

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 **\$46,500.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). THIS INSTRUMENT DOES 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)).

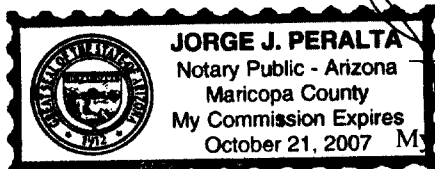
Dated this 25th day of April, 2006

Francisco J. Pena
Francisco J. Pena

Luz M. Pena
Luz M. Pena

State of Arizona
County of Maricopa

This instrument was acknowledged before me on April 25, 2006 by Francisco J. Pena and Luz M. Pena.



(Notary Public)

My commission expires 10/21/2007

21.00