

M06-12624

Klamath County, Oregon

06/20/2006 11:47:35 AM

Pages 1 Fee: \$21.00

After Recording Return to:

JOSEPH MICHAEL CORDOVA III and MARIA G. CORDOVA

MARIA G. CORDOVA

4945 San Jacinto Circle E.
Fallbrook Ca. 92028

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

ASDEN: 63506 MS

WARRANTY DEED
(INDIVIDUAL)

RANDAL W. ROSE and KEIKO ROSE, herein called grantor, convey(s) to JOSEPH MICHAEL CORDOVA III and MARIA G. CORDOVA, tenants by the entirety, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 19, Block 2, LATAKOMIE SHORES, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 138 MAP 3507-007CD TL 10900 KEY #231190

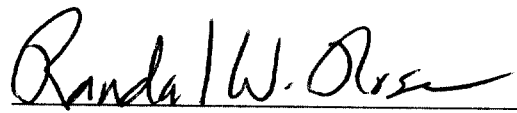
and covenant(s) that grantor is the owner of the above described property free of all encumbrances except covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, if any, and apparent upon the land, contracts and/or liens for irrigation and/or drainage

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 \$13,300.00.
(here comply with the requirements of ORS 93.930)

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 June 13, 2006.


RANDAL W. ROSE


KEIKO ROSE

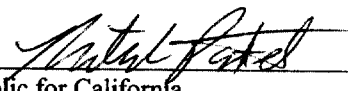
STATE OF CALIFORNIA, County of San Diego ss.

On June 16th, 2006 personally appeared the above named RANDAL W. ROSE and KEIKO ROSE and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:

 **Aspen**
TITLE & ESCROW, INC.

525 Main Street
Klamath Falls, OR 97601
Order No.: 00063506

Before me: 
Notary Public for California
My commission expires: 1-22-2010

Official Seal

