

MTC 74649-LW

THIS SPACE RESERVED FOR RECORDER'S USE



2006-015954
Klamath County, Oregon



00000676200600159540030032

08/08/2006 02:44:07 PM

Fee: \$31.00

After recording return to:

PAMELA S. MIRANDA

P. O. BOX 1139

CHILOQUIN, OR 97624

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

PAMELA S. MIRANDA

P. O. BOX 1139

CHILOQUIN, OR 97624

Escrow No. MT74649-LW

Title No. 0074649

SWD

STATUTORY WARRANTY DEED

RUDOLPH F. BARBOSA & BEVERLY J. BARBOSA, TRUSTEES OF THE BARBOSA FAMILY LIVING TRUST DATED JANUARY 22, 1992, Grantor(s) hereby convey and warrant to **PAMELA S. MIRANDA**, 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:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

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:
2006-2007 Real Property Taxes a lien not yet due and payable.

The true and actual consideration for this conveyance is **\$65,000.00**.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 ORS 197.352.

31.00

Dated this 14 day of July, 06

THE BARBOSA FAMILY LIVING TRUST DATED JANUARY 22, 1992

BY: Rudolph F. Barbosa
RUDOLPH F. BARBOSA, TRUSTEE

BY: Beverly J. Barbosa
BEVERLY J. BARBOSA, TRUSTEE

STATE OF CALIFORNIA

COUNTY OF Los Angeles SS.

On 7/14/06, 2006 before me, FANNY DAVILA personally appeared RUDOLPH F. BARBOSA & BEVERLY J. BARBOSA, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) ~~is~~/are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity(ies), and that by their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Fanny Davila

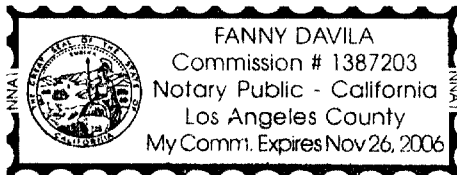


EXHIBIT "A"
LEGAL DESCRIPTION

The W1/2 S1/2 NE1/4 SW1/4, Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH the S1/2 SE1/4 NE1/4 SW1/4 of Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

TOGETHER WITH easements for joint user roadway over and across a 60 foot wide strip of land laying West of, adjoining, and parallel to the Easterly boundary of that part of Northwest 1/4 of Northwest 1/4 of Section 28, Township 34 South, Range 8 East of the Willamette Meridian that lays North of Sprague River Highway and;

Also over and across a 60 foot wide strip of land laying North of, adjoining, and parallel to the Southerly boundary of Southeast 1/4 of Southwest 1/4 of Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Also over and across a 60 foot wide strip of land laying East of, adjoining, and parallel to the Westerly boundary of Southeast 1/4 of Section 21, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Tax Account No: 3408-021C0-00800-000

Key No: 207332