

2006-020080

Klamath County, Oregon



After recording return to:

Patrick Denning
 1075 Birch Street PO Box
 Montara, CA. 94037 370175

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

Patrick Denning
 1075 Birch Street PO Box
 Montara, CA. 94037 370175

File No.: 7021-656306 (BS)

Date: September 02, 2005

1st-893949

THIS SPACE R



00005580200600200800020026

10/05/2006 11:43:31 AM

Fee: \$26.00

STATUTORY WARRANTY DEED

Nara Denning, Grantor, conveys and warrants to Patrick Denning and Lourdes Bartonico Not as tenants in common, but with rights of survivorship, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

Lot 15 in Block 8, Tract 1161, High Country Ranch, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

and 1/4th of Lot 1 in Block 11, Tract 1161, High Country Ranch.

This property is free from liens and encumbrances, EXCEPT:

1. The 2005-2006 Taxes, a lien not yet payable.
2. 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 \$14,200.00. (Here comply with requirements of ORS 93.030)

26-F

APN: 117000

Statutory Warranty Deed
- continued

File No.: 7021-656306 (BS)
Date: 09/02/2005

Dated this 9/16/05 day of 16, 2005.

Nara Denning

STATE OF

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)ss.

County of

This Instrument was acknowledged before me on this 16 day of September, 2005
by as of, on behalf of the Nara Denning

Notary Public for

My commission expires: 7-23-09

