

ESC

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



Helen Marie Embry  
2236 Rosicky Ave  
Malin, Or 97632

Grantor's Name and Address

Jose Luis Rangel  
Lucia Espinosa de Rangel  
4460 4th Union City, CA  
94587

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

Jose Luis Rangel  
2236 Rosicky Ave  
Malin, Or 97632

Until requested otherwise, send all tax statements to (Name, Address, Zip):

Jose Luis Rangel  
2236 Rosicky Ave  
Malin, Or 97632

2006-020906

Klamath County, Oregon



00006551200600209060010018

SPACE RES  
FOR

10/18/2006 10:11:11 AM

Fee: \$21.00

RE

## WARRANTY DEED

KNOW ALL BY THESE PRESENTS that

Helen Marie Embry

hereinafter called grantor, for the consideration hereinafter stated, to grantor paid by Jose Luis Rangel  
and Lucia Espinosa de Rangel

hereinafter called grantee, does hereby grant, bargain, sell and convey unto the grantee and grantee's heirs, successors and assigns,  
that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining,  
situated in Klamath County, State of Oregon, described as follows, to-wit:

Lot 2 Block 60 of Malin, Klamath County,  
Oregon

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

And grantor hereby covenants to and with grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized  
in fee simple of the above granted premises, free from all encumbrances except (if no exceptions, so state): no exceptions

and that  
grantor will warrant and forever defend the premises and every part and parcel thereof against the lawful claims and demands of all  
persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 45,000.00. <sup>①</sup> However, the  
actual consideration consists of or includes other property or value given or promised which is ☐ the whole ☐ part of the (indicate  
which) consideration. <sup>①</sup> (The sentence between the symbols <sup>①</sup>, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be  
made so that this deed shall apply equally to corporations and to individuals.

In witness whereof, the grantor has executed this instrument on \_\_\_\_\_; if grantor  
is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do  
so by order of its board of directors.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFER-  
RING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY,  
UNDER ORS 197.352. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROP-  
ERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND  
USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRU-  
MENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK  
WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERI-  
FY APPROVED USES, 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.

Helen Marie Embry

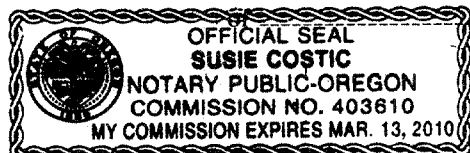
STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on  
by HELEN MARIE EMBRY

This instrument was acknowledged before me on

by

as



Notary Public for Oregon

My commission expires

March 13, 2010