

2006-025128
Klamath County, Oregon

After Recording Return to:

GABRIEL M. TORRES

2647 W. Ward St.
Klamath Falls, OR 97603

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above



00011450200600251280020023

12/21/2006 11:16:42 AM

Fee: \$26.00

ASPEN: 64183 PS

WARRANTY DEED
(INDIVIDUAL)

DARYL J. FISCHER and DEAN W. FISCHER, herein called grantor, convey(s) to GABRIEL M. TORRES, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

See Exhibit A attached hereto and made a part hereof.

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 \$170,000.00.
(here comply with the requirements of ORS 93.930)

BT
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 November 29, 2006.

Daryl J. Fischer
DARYL J. FISCHER

Dean W. Fischer
DEAN W. FISCHER

STATE OF OREGON, County of Multnomah ss.

On 12-18-2006, 2006 personally appeared the above named DARYL J. FISCHER and DEAN W. FISCHER and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

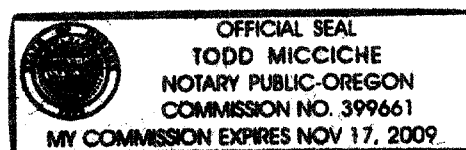
This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00064183

Before me: *Todd Micciche*
Notary Public for Oregon
My commission expires: 11-17-2009

Official Seal



\$26.00

Exhibit A

A portion of Tract No. 35, BAILEY TRACTS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of said Tract 35, three (3) feet North of the Southwest corner of said Tract 35; thence East along a line parallel with the South line of said Tract 35, a distance of 305.09 feet, more or less, to a point on the East line of said Tract 35; thence North along the East line of said Tract 35 a distance of 64.5 feet to a point; thence West along a line parallel with the South line of said Tract 35 to a point on the West line of said Tract 35; thence South along the West line of said Tract 35 a distance of 64.5 feet to the point of beginning.

CODE 041 MAP 3909-002DC TL 04400 KEY #522866