

2006-025595

Klamath County, Oregon



00011995200600255950010018

12/29/2006 03:12:19 PM

Fee: \$21.00

After Recording Return to:

RICARDO CAMPOS-CAMPOS

1601 Mitchell St.  
Klamath Falls, OR 97601

Until a change is requested all tax statements

Shall be sent to the following address:

Same as above

ASPEN: 64173 PS

## WARRANTY DEED

(INDIVIDUAL)

SILVIA CAMPOS, herein called grantor, convey(s) to RICARDO CAMPOS-CAMPOS, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

Lot 14, Block 310, DARROW ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

CODE 001 MAP 3809-033DD TL 14900 KEY #634594

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 \$92,000.00.  
(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 December 1, 2006.

Silvia Campos  
SILVIA CAMPOS

STATE OF <sup>Oregon</sup>CALIFORNIA, County of <sup>Klamath</sup>Los Angeles ss.

On December 26, 2006 personally appeared the above named SILVIA CAMPOS and acknowledged the foregoing instrument to be her 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.: 00064173

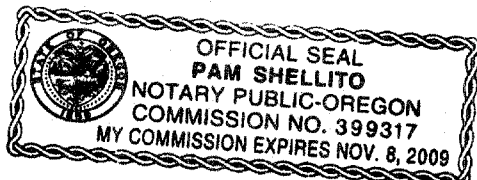
Before me:

Notary Public for ~~California~~ Oregon

My commission expires:

Nov 8, 2009

Official Seal



\$ 21-A