

2007-001021

Klamath County, Oregon



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01/19/2007 02:58:02 PM

Fee: \$26.00



After recording return to:
Manuel Bracamontes Davila
3303 Cannon Avenue
Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be sent to the following address:
Manuel Bracamontes Davila
3303 Cannon Avenue
Klamath Falls, OR 97603

File No.: 7021-955289 (DMC)
Date: January 08, 2007

THIS SPA

STATUTORY WARRANTY DEED

Benjamin J. Darrow and Julie A. Darrow, Grantor, conveys and warrants to **Manuel Bracamontes Davila**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The Westerly 75 feet of the Southerly 100 feet of Lot 22, Block 1, First Addition to Altamont Acres, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, with bearings based on Minor Partition 14-82 filed in the Klamath County Clerk's Office.

Subject to:

1. 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.

The true consideration for this conveyance is **\$129,900.00**. (Here comply with requirements of ORS 93.030)

26-F

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, 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.

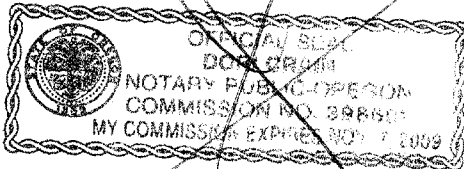
Dated this 18 day of January, 2007.

Benjamin J. Darrow
Benjamin J. Darrow

Julie A. Darrow
Julie A. Darrow

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 18 day of January, 2001
by **Benjamin J. Darrow and Julie A. Darrow.**



Dori Crain
Notary Public for Oregon
My commission expires: November 7, 2009

