

2007-003809

Klamath County, Oregon



00016639200700038090030033

03/07/2007 02:46:15 PM

Fee: \$31.00

After Recording Return to:

BERNARDO SEQURA LOPEZ

328 W Escalon Ave
Fresno, Ca. 93704

Until a change is requested all tax statements

Shall be sent to the following address:

BERNARDO SEQURA LOPEZ

Same as Above

ATE: 64511MS

WARRANTY DEED

(INDIVIDUAL)

ADRIAN L. LYELLS and ROBERT D. LYELLS, herein called grantor, convey(s) to BERNARDO SEQURA LOPEZ, herein called grantee, all that real property situated in the County of KLAMATH, State of Oregon, described as:

The NE 1/4 of the SE 1/4 of Section 36, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

CODE 008 MAP 3612-00000 TL 13600 KEY #354404

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 \$17,500.00.

(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

Adrian L. Lyells
ADRIAN L. LYELLS

Robert D. Lyells 3/6/07
ROBERT D. LYELLS

STATE OF CALIFORNIA, County of _____) ss.

(2) (See attached)

On _____, 2007 personally appeared the above named ADRIAN L. LYELLS and ROBERT D. LYELLS and acknowledged the foregoing instrument to be their voluntary act and deed.

This document is filed at the request of:



525 Main Street
Klamath Falls, OR 97601
Order No.: 00064511

Before me: _____
Notary Public for Oregon
My commission expires:

Official Seal

\$31-A

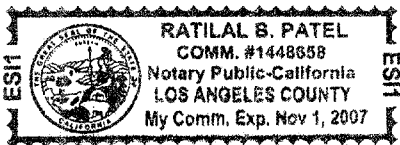
ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles } ss.

On 3-6-2007 before me, Ratilal B. Patel (DATE) (NOTARY)
personally appeared Robert D. Lyells (SIGNER(S))

☐ personally known to me - OR - ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.
[Signature]
NOTARY'S SIGNATURE

OPTIONAL INFORMATION

The information below is not required by law. However, it could prevent fraudulent attachment of this acknowledgment to an unauthorized document.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

- ☐ INDIVIDUAL
- ☐ CORPORATE OFFICER
- _____ TITLE(S)
- ☐ PARTNER(S)
- ☐ ATTORNEY-IN-FACT
- ☐ TRUSTEE(S)
- ☐ GUARDIAN/CONSERVATOR
- ☐ OTHER: _____

DESCRIPTION OF ATTACHED DOCUMENT

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

OTHER

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

RIGHT THUMBPRINT
OF
SIGNER



ALL-PURPOSE ACKNOWLEDGEMENT

State of California

County of

Orange

SS.

On Mar. 5, 2007

(DATE)

before me,

DON S. PARK, Notary Public

(NOTARY)

personally appeared:

ADRIAN L. LYELLS

(SIGNER)

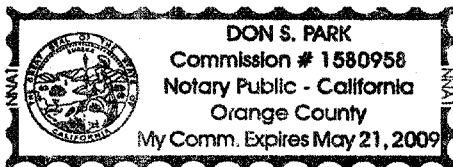
☐

personally known to me

- OR -

☒

proved to me on the basis of satisfactory evidence to be the person ☒ whose name ☒ is ☒ subscribed to the within instrument and acknowledged to me that ☒ he ☒ she ☒ they executed the same in ☒ his ☒ her ☒ their authorized capacity ☒ (ies), and that by ☒ his ☒ her ☒ their signature ☒ (s) on the instrument the person ☒ or the entity upon behalf of which the person ☒ acted, executed the instrument.



WITNESS my hand and official seal.

[Signature]
NOTARY'S SIGNATURE

OPTIONAL INFORMATION

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CAPACITY CLAIMED BY SIGNER (PRINCIPAL)

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INDIVIDUAL

☐

CORPORATE OFFICER

(TITLE)

☐

PARTNER(S)

☐

ATTORNEY-IN-FACT

☐

TRUSTEE(S)

☐

GUARDIAN/CONSERVATOR

☐

OTHER: _____

SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

DESCRIPTION OF ATTACHED DOCUMENT

WARRANTY DEED

TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

DATE OF DOCUMENT

OTHER

RIGHT THUMBPRINT

OF

SIGNER

